Sectt. II-48—22,202—6-2-23.

L S G (1924) Department.

Economy SERIES.

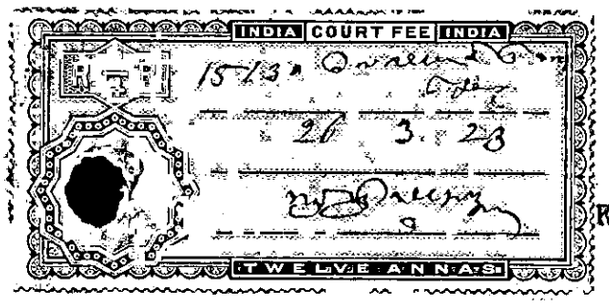
G.O. No. 19 P. 11 1922

DATED 4-1-24

---

[Despatch Abstract.]

Town planning - Peace Park town planning scheme, Kollegal petitions for exclusion of certain lands from acquisition - dismissed.




Kollegal, (Coimbatore District),
19th M a r c h 1923.

To

The Government of Madras,
(Local & Municipal Department),
M a d r a s.

Through

The Board of Revenue,
M a d r a s.

08441

Through

The Collector of Coimbatore,
Coimbatore.

Respected Sir,

The humble petition of Arakotaram Venkatakrishna Chettiar of Kollegal respectfully showeth as follows:--

1. Your honour's petitioner owns a piece of wet land measuring about 6 acres in the village of Kollegal north of the Kollegal Peace ~~Tank~~ park.

2. Your petitioner is a big family man and, with a view to construct a decent bungalow for himself and some outhouses surrounding it for the use of poor weavers etc. there, he is preparing himself for the construction of the same.

3. Your petitioner further begs to state that the Taluk Board, Kollegal, has sent proposals to acquire some sites north of the Peace ~~Tank~~ park including his field for house building purposes.

4. These proposals for acquisition were originally started

started about the year 1919 when your petitioner represented the undesirability of acquiring these sites to your honour's predecessors and thereupon the proceedings were dropped.

5. Again in 1921 a notification was published in the Gazette about the acquisition of these sites. Thereupon some objection petitions being received by the then Collector Mr. Evans further proceedings were stopped. Seeing their failure in their attempts and anticipating want of support in the Taluk Board, the Taluk Board opened a Sub Committee of their own men and passed some resolution and published it in the District Gazette calling applications for house sites. It is a well known fact that the majority of the members in the Board are men of the same caste as the President.

6. Again your petitioner requested the Taluk Board that his wet lands to the extent of 6 acres may not be acquired as he intends to construct model cottages for the poor especially for weavers and also a bungalow for himself thereon.

7. The Taluk Board resolved to acquire the site in question and issued orders to the effect that the sites will be granted to the owners if they apply and that if the applicants agree to alienate the lands for a nominal compensation they will be excmpted from depositing any earnest money for the sites (enclosed herewith).

8. The Taluk Board thereupon asked your petitioner to inform the Board of his willingness to the compensation and in obedience to it your petitioner represented

his

his unwillingness for the same. Thereafter no further action was taken till now.

9. Your petitioner again comes to understand that fresh proposals are again submitted for acquiring my site and other sites adjacent to it.

10. In this connection your petitioner begs to submit that the sites now proposed to be acquired for dwelling purposes are not at all necessary if a careful consideration is kindly taken of the following facts.

10 (a). The aim of the proposal to acquire sites is to - remove congestion in the town, but according to the Peace Park Town planning scheme (copy enclosed) and as per notification of the Kollegal Taluk Board published as supplement to the Coimbatore - District Gazette dated 1st September 1921, no such attempt is made to relieve congestion, but on the other hand, deposits of money have been received mostly from rich and influential people of Mudigundam, Maduvanahalli and Palayam who are not likely to come and settle permanently at Kollegal. It is therefore apparent that the scheme instead of removing congestion is planned more or less to oblige a few influential and rich persons.

~~[illegible] the present~~ President, Taluk Board there are about 20 acres of dry lands in a higher level that could be had for a comparatively cheaper price and would be more useful for house building purposes and for sinking wells on those sites.

(d) To the east of the Taluk Office compound and the Police lines there is a similar extent of dry lands that could be had for a lower price.

(e) To the west of the Peace ~~Park~~ park some sites acquired 30 years ago remain still vacant. Only a few houses have been built. There are still sites available for building houses in that block. The owners of these sites had to give up

possession

possession to the Taluk Board as they did not build houses within the time allowed. These sites are still under the control of the Taluk Board.

(f) To the south of the town some 90 acres of dry land were acquired some 10 years ago in a fairly healthy locality. Not a single site has been assigned to any one up to this time for house building purposes.

(g) Out of these 90 acres acquired long ago about 6 and odd acres of dry lands worth about Rs.2000 have been given to Mr. A.B.Cheena Veera Chettiar, present Vice President, Taluk Board in exchange for 18 cents of land given by him for Peace Park. That means these 18 cents have fetched him (the Vice President) Rs.2000/- on account of the very nominal value levied.

(h) If such a rate per cent had to be given for owners of the wet fields similarly situated now proposed to be acquired a very large sum of money may be necessary which means a great hardship and burden to the Taluk Board which has been already working under a great disadvantage as known to your honour and that too with so much inconvenience and trouble to the owners of the land. On the other hand the Taluk Board has valued my wet field of 6 acres at Rs.5/- or so per cent while the same Board has valued 18 cents of land which belonged to the present Vice President quite adjacent to your petitioners wet field atRs.110/- per cent. It will be thus

seen

seen how unfairly the Taluk Board has estimated my wet field.

11. While so much extent of land already acquired and so much of dry land in a higher level at a cheaper rate is available for acquisition it is not known what pecuniary benefits the Taluk Board has in acquiring those wet fields at a comparatively higher rate except the fact that the acquisition now under contemplation is intended more or less for a few influential and rich persons who are in very intimate terms with the Taluk Board Members the majority of the members being men of the same caste as the President and there being not even a single elected or nominated one of the Vysia community to which your honour's humble petitioner belongs and who therefore want to bring about proposals of these kinds to promote their own ends and selfish motives without the welfare of the Board before them in these present days of retrenchment scheme adopted by all heads of department .

12. Your petitioner begs to submit that in the sites already acquired where there are 90 acres some public offices such as Union Office and the Taluk Board Office may be located and people may be encouraged to build houses without enforcing very hard conditions in the matter of constructing houses within a limited time etc.

13. Further the majority of the so-called applicants for house sites who are said to have deposited earnest monies may be given sites in the above mentioned locality. Proposals for fresh sites will be indispensible only if all the sites already acquired have been assigned to the people and exhausted and not at the present stage when so many sites already acquired are more than enough for the real demands if any.

14. Leaving all these available sites to the south of the town and west of the Peace Park already acquired and those available for acquisition to the east of the Travellers' bungalow of the Taluk office compound and the Police lines out of consideration, it is most humbly submitted for your honour's very kind and caroful consideration that the Board has once for all voluntarily resolved to acquire these wet fields at such enormous rates only to provide house sites to some influential and rich persons to the prejudice of the owners who are sincerely making preparations to build houses for their own use.

15. Further it is most humbly submitted that the policy on which house sites are given to the people is not that the sites should be given only in the particular place where the applicants want even if the so-called applicants had requested the Board to acquire these sites. Such being the case it is not known why the Taluk Board should take so much trouble and interest in this affair by forming a Sub Committee among themselves and getting the resolution published in the District Gazette and invite applicants from the people a step quite unprecedented and far from being necessary in the face of the facts above represented.

16. In spite of the facts above mentioned if the Board wants to acquire these wet lands and grant them to the people, your petitioner is at a loss to know why the same concession should not be shown to the petitioner and owners of the fields (who are bona fide constructing houses and have built houses themselves and who are making bona fide preparations to construct houses on the sites for their own use) and exclude their lands from the acquisition list, and render justice.

(1)

(i) Further a kind and careful consideration will, it is respectfully submitted, prove that the notification published for the acquisition and the conditions attached therefor are so framed as to be within the easy reach of only rich and influential men for whom the petitioner has been contending so long it has been devised, and not within the reach of really poor men(copy enclosed)

(ii) If so ordered the petitioner is ever willing to appear in person and to explain his case in minuter details to convince of the truth of his arrumonts.

Under these circumstances your humble petitioner most respectfully requests your honour may be pleased to bestow special attention to these facts and exclude his site from the acquisition list, for which act of kindness and justice your humble petitioner will feel highly grateful and ever pray for your honour's long life and prosperity

I beg to remain,
Respected Sir,
Your most obedient servant,

Note

Other copies have also been submitted through the proper channel.

26-3-23
Kollegal.

To

The Government of Madras,

(Local & Municipal Govt.),

Madras.

Thro'

The Board of Revenue,

Madras.

Thro'

The Collector of Coimbatore,

Coimbatore.

PETITION.

The Peace Park Town Planning Scheme, K e l l e g a l.

This Scheme may be cited as "The Peace Park Town Planning Scheme, Kollegal," and shall take effect from the date on which it is approved by Government.

2. In this Scheme, unless there is anything rep in the subject or context.

(1) 'Act' means: The Madras Town Planning Act 1921.

(2) 'Area' means the area to which the scheme applies.

(3) 'President' means the ~~Union Board~~ President of the Kollegal Taluk Board.

(4) 'Board' means the Taluk Board, Kollegal;

(5) 'Purchaser' means a person to whom a building site included in the scheme is sold by the Board.

(6) 'Scheme' means the Peace Park Town Planning Scheme, o l l e g a l.

3. The area to which the scheme shall apply shall be that within the inner edge of the boundary line coloured red on Map (A and B)

4. Map 'C' shows the lines of proposed streets or roads (coloured burnt sienna) and the lines of existing roads (coloured yellow) with which they connect or which exist in the neighbourhood.

5. The ownership of all lands included in the area with their extent are shewn in schedule II. The total area is 1[illegible].50 acres.

6. Out of the area 1.63 acres shall be reserved for roads and lanes.

| | | | |
|---|---|---|---|
| | | Credits: | |
| lands | | | |
| s:5 '- | e:5,25 '- | (1) By sale of plots at an average price of 5 pies per sq:ft: subject to ground-rent:-- @ | 12,365 '- |
| | 1,25. '- | | |
| erents:- | | | |
| --- ts: | 75( '- | | |
| erts: | 3210 '- | | |
| work. | 49. '- | | |
| | 4( '- | | |
| | 4,93. | | |
| anning contingen- | 935 | | |
| Total Debits: | 12,365 | Total Credits: | 12,365 '- |

he following new roads shall be constructed by the for the purposes of this scheme and aligned as shewn o. (See Schedule I).

he Board may plant such trees on the new roads vide and construct approaches, embankments, cul- ri ges, mete--mains, drains, lamp posts, and rks or conveniences connected with suc roads nt thereto as it (the Board) may consider neces-

building line shall be fixed at a distance of 6 edge of the road and no building of any character

shall be of a height greater than 5 ft: from the crown of the road.

25. The purchaser shall within such time as the President may fix in a notice duly served on him execute a sale deed in the form given in schedule II.

26. If the purchaser commits a breach of or fails to conform to any of the covenants specified in the sale-deed his title to the building site shall cease and determine and the site shall revert in the Board, and the purchaser shall be entitled only to such amount of the site otherwise provided that, in any case the purchaser shall not be entitled to more than 90 per cent of the original price by him.

27. The roads described in schedule I and all works connected therewith shall be commenced and completed in such order and at such lines as the Board may fix.

28. Claims for compensation under section 20 of the Act shall be made within four months of the date on which the scheme takes effect.

29. Claims for betterment contribution under section 23 of the Act shall be made within 6 months of the date on which the scheme takes effect. The contribution shall be payable for a term of 10 years and shall be levied at 10 per cent of the increase in value calculated in accordance with the provision of the Act.

Provided that at no period shall the aggregate amount of the contributions so levied on any property exceed 50 per cent of the maximum increase in value up-to-that time.

- - - - - - - - -

PROCEEDINGS OF THE KOLLEGAL TALUK BOARD DATED 28-9-1921.

---

Read:- Petition from C.V.Rajagopala Ayyangar dated 6-9-1921 requesting that his wet lands 1.78 acres in extent proposed to be acquired for town extension in the North Eastern side of the Town, may not be xxx acquired, as he intends to construct a bungalow and an Industrial School.

2. Also petition dated 24-9-1921 from Arakotaram Venkatakrishna Chetty requesting that his wet lands 6 acres in extent for the acquisition of which, notification has been issued for the deposit of money by the intending purchasers may not be acquired as he instends to construct bungalows and houses for his own use on the site.

---

Taluk Board Resolution No.157 of 28-9-21

---

The Board resolves to effect the acquisition of the lands, but the sites will be granted to the owners themselves, if they apply for the same. If the applicants agree to alienate the land for a nominal compesnation, they will be exempted from depositing any earnest money for the sites they apply for. The sites as per lay out plan will be granted to them on the same conditions as to others.

Sd. N. Devaji Rao,
President.

/True Extract/

R.O.C.No.200/K.T.B.of 1920 dated 14-10-1921.

Communicated to the parties concerned for information.

Kollegal Taluk Board's office
dated 14th October 1921.

Sd. G. P. Mallappa
15-10-21
for President.

To
A. Venkatakrishna Chetty, Kollegal.

(True Copy)

15

Scott. II-8 (e)—18,003—2-3-22

| | Initials | Date. |
|---|---|---|
| Received in Fair-copying Section. | | |
| Copied .. | | |
| Examined .. | | |
| Signed .. | | |
| Despatched .. | | |

LSG (OH)

O. M. NO. 8441-2

24. 6. 23

The Board of Rev. is requested to state

(i) whether it has received through the Collector of Coimbatore a petition, dated 19. 3. 23, addressed to the Govt. by Arakolaram Venkatakrishna Chettiyar of Kolleyal, praying that the acquisition of a certain piece of land in connection with a town-planning scheme may not be proceeded with ; &

(ii) if so, when it may be expected to reach the Govt.

DESPATCHED 23 JUN 1923

C.VQ 13.6.23

16.6.23.

To the Board of Rev. (Land Revenue)

A 52

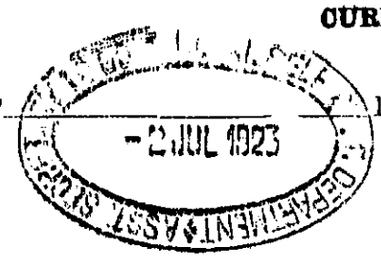
1-4-21

G.F.—30.

LOCAL SELF GOVERNMENT **DEPARTMENT.** 16

**CURRENT No.**

*Received* 19 *Registered* 15099 19 .




*Subject*

Land Acquisition (Coimbatore) - Kollegal - Taluk Board - Town Extension - Objection.

ENCLOSURES.
No.
Spare copies

Refce. No. C.3260-23-1

*Station* Madras. , *Dated the* 28th June 1923.

From

The Board of Revenue, ~~Revenue~~ Land Revenue and Settlement, ~~etc.~~ ~~Separate Revenue.~~

~~Resolution~~ Reference.

J.M.Turing Esq., I.C.S.,
Commissioner of Land Revenue.

****

Read memorandum from Government, Local Self Government Department (Public Health) No.8441-2, dated the 21st June 1923.

---

REFERENCE

* * *

2. The petition submitted through the Collector has not yet been received. The Collector is being asked about it.

for Secretary.

To the Collector of Coimbatore - para 1 only.
To the Secretary to Government, Local Self Government Department - para 2 only.

A.S.R/29-6

29623

D.V 12-21. 17

C.F.—80

LOCAL SELF GOVERNMENT **DEPARTMENT.**

CURRENT No.

*Received* 12 AUG 1923 19 *Registered* ~~1923~~ 19

*Subject*

Land Acquisition - (Coimbatore) - Kollegal - Taluk Board - Town extension - Objection.

ENCLOSURES.
No.
Spare copies

Endorsement No. C.3260.

*Station* Madras., *Dated the* 8th August 1923.

From S. Wadsworth Esq., I.C.S.,
Secretary.

~~The~~ Board of Revenue, ~~Revenue~~ Land Revenue and Settlement, ~~etc.~~ ~~Separate Revenue.~~

~~Resolution~~ ~~Reference.~~

J. M. Turing Esquire, I.C.S.,
Commissioner of Land Revenue.

---

Read the following:-

I

Memorandum from Government, Local Self Government Department, (Public Health), No.8441-2, dated 21st June 1923.

II

Letter from H. L. Braidwood Esquire, I.C.S., Collector of Coimbatore, No. L.Dis.2990/23-C-3, dated 4th July 1923:-

Reference:- Board's Reference No.C.3260-23-1, dated 28th June 1923.

---

I forward the petition of Arakotaram Venkatakrishna Chetty.

Chettyar of Kollegal. I did not forward it before because the petitioner stated that he had sent copies to the Board and Government direct and I expected a reference from Government if the Government wanted to take any action as the Government had already passed final orders in the matter - vide Local Self Government Memorandum No.29110-1 P.H., dated ~~9th~~ 22nd January 1923.

(F) Record file

****

ENDORSEMENT.

Submitted to Government.

S. Wadsworth

SECRETARY.

To the Secretary to Government, Local Self Government Department with a petition and the Collector's office note.

V.C/9.8.23.

9.8.23

~~323~~ 19

O.F. 16—5,84,259—17-12-21 (6)

## OFFICE NOTE.

SUBJECT.

L.A — Town planning — Kollegal union

From

A. Venkatakrishna Lokeswari

Register No. 4/23-C3

---

The question of this acqn was fully considered by the Director of Town Planning and after a personal inspection of the place, he ~~had~~ recommended the acqn to Govt. The Govt, accordingly, ordered the Collector to proceed with the acqn.

A Copy of the petn was also sent by the party direct to Govt.

p 7 of the linked file.

p 7 of

Under these circumstances, there seems to be no necessity to take any action on the petn and the petn need not be forwarded

Thro
4.4.23 Jr. II.

Lie and for lodging ~~[illegible]~~ forthwith refer the petn. sent to them

HS
6/4/23.

~~[illegible]~~

Re submitted for orders. The paper sent
17.6.23 Thereon is yet has not yet been received
here for the collectors remarks.
Lee
17.6.23

Lord Clwyd
19.6.23

21

L 8911

CNo. 19246 } From the Collector of
Madura
To the Commissioner
of Land Revenue.
No. 3280 d 8/8/23

Subject. Town - Enclosing Kottegal -
Petition of Mr. D. Venkata
Krishna Chettiar

Memo. No. 19246-1 P. dt 23/8/23
Referred to the P. T. B
Kottegal with reference to
section 141(1) of the Madras
Town Planning Act 1920

DESPATCHED
27 AUG 1923

From
20/8/23

MR
20-8-23

From
22.8.23.

To
The P. T. B - Kottegal (with
Opp. 19-32 cy to be
returned with reply)

Copy to P. T. B Coimbatore
" Land Revenue
Bd of Revenue

23/8/Remind 24/5/23

C.F. 22—5,000—7-1-21.

DEPARTMENT.

26407

Received 3 NOV 1923 192 . Registered 192

Subject.

Objection Petition of A. Venkatakrishna Chettiar against Town Planning scheme.

---

Enclosures.
No. Nil
Spare copies

P.O.No. 206/K.T.B of 20

Station Kollegal, Dated the 31-10-1923 192

From (Name) T.R.Ry. G. P. Pallappa Avl.,
President, Taluk Board,
(Designation) Kollegal.

To The Secretary to the Government of Madras,
Local Self Government Department.
MADRAS.

Sir,

With reference to Government reminder dated the 24th October 1923, on the objection petition of A. Venkatakrishna Chettiar, I have the honour to state that a reply was submitted through the President, District Board, Coimbatore, on 10-9-1923, in this office letter R.O.C. No. 206/K.T.B of 1920, dated 7-9-1923.

2. The petition of Venkatakrishna Chettiar received in this office was also enclosed.

I have the honour to be,
Sir,
Your most obedient servant,

President, Taluk Board.

K.T.B/31-10.

L.S. 41 P.H. file

CMS 26407. Lr from the P.T.B. Kollegal No 206 K.T.B. & 31-10-23.

Subject objection petition of A. Venkata Krishna Chettiyar against T.P. scheme.

Dp 9/11/23

Memo. No 19246-2 P.H.d 9/11/23

The P.D.B Coimbatore is requested to expedite the submission of his report ~~at an early date~~ the letter of the P.T.B Kollegal No.No 206 K.T.B of 1920 dated 7-9-1923 regarding the ~~objection~~ petition of A. Venkata Krishna Chettiyar ~~against~~ objecting to the Kollegal Town Planning scheme

Dom 5/11/23

NR 6-11-23

8/11

To

The P.D.B. Coimbatore

(By memo)

2 NOV 1923
LAND R...
COLLECTOR'S OFFICE
12 ... 23
COIMBATORE
10 JUL 1923
695
DEPARTMENT ASST. SECRE...

To

The Hon'ble Minister,

in charge of Local Self Government Department,

Fort Saint George,

M A D R A S.

...ed sir,

The humble petition of C.V.Rajagopala Aiyangar, Land-lord Kollegal, repectfully sheweth as follows:-

1. Your petitioner is a resident of Kollegal within the limits of the Kollegal Union.

2. He is the owner of a piece of wet land near Peace Park, just in the opposite side of the traveller's bungalow on the western side of the Sathegal road from Kollegal. The extent of the land is over 2 acres.

3. By a notification in the District Gazette in April 1923 the petitioner understands that a town planning scheme called "Peace Park Town Extension Scheme" is to be laid out in Kollegal, to the north and north-east of Peace Park on the north side of the Peace road leading to Peace Park from Sathegal road. It is also understood that the scheme is intended to remove congestion in Thorayar and Devanga quarters. In the notification it is announced that people desirous of having ...oses therein should apply to the Taluk Board.

4. Your petitioner understands that there have been very few applications and also that none has been put in any from the people of the conjested areas.

5. The said extension is to be laid out on the lands belonging to your petitioner and his neighbours and measuring about 10 acres on the whole. For this purpose your petitioner understands that steps are going to be taken to acquire these lands.

6. Your petitioner begs to bring to your kind notice the following facts and place before you his objections for such a scheme being worked out.

Your petitioner purchased his site about 10 years ago

with a view to build a bangalow for himself as the occasion arises. Even before the year 1919, he had been collecting materials and began to raise the level of the ground so that the earth may consolidate and become firm. This fact he had made known to several gentlemen and officers of the town. It was also well-known to the Presidents and members of the Taluk and Union Boards from time to time. He had also sunk a well there with the money received from a Government loan for the said purpose.

8. In the year 1919, there was a proposal before the Taluk Board, Kollegal, to acquire wet lands just to the north west of the travellers bangalow, for relieving conjestion in Thorayar quarters of the town and the scheme was submitted to the Government for sanction. The acquisition for the proposed scheme included your petitioner's lands also. The Government, when they received the proposal asked for the deposit of money for acquisition by the Taluk Board but as there was no proper resporse from the residents, the scheme had to be dropped. Even when the proposal was under consideration, your petitioner objected to the acquisition of his site as he required the same for his own private building purposes which he was then commencing. He had also intended to open a weaving Industrial Institute thereon. The matter was not pushed further, as the scheme itself was dropped. But even when he had put in petitions to various officers such as the District Collector, Revenue Divisional Officer and President Taluk Board. Those applications have not yet been finally disposed of.

9. Your petitioner begs to submit that early as 1893 the Town Extension Scheme was considered and found not feasible. In the year 1893-94, house sites near the locality of the present Peace Park were sold at a cheap rate, for the residents of Kollegal, so that the town may extend on this side and conjestion inside the town may also be removed. Several sites remained unbuilt and continue to be so even now. The Government have even resumed possession of some lands as they have

not been buil' upon. Though these sites are adjoining the town, still there was no proper response. Again during the regime of M.R.Ry. Nagasundaram Iyer avl, as Revenue Divisional Officer and Taluk Board President, another scheme for town expansion on the southern side of the town was initiated and dry lands to the extend of 90 acres were acquired by the Taluk Boards for the purpose. Neither he, nor his sucessors could induce the residents of conjested areas to take up some sites on this side of the town. Those lands still remain vacant. They are now leased out for cultivation for a nominal rent by the Taluk Board, and also an extend of 5 and odd acres was given to the present Vice-President in exchange of about I8 cents given by Him to Peace Park. Coming to recent times the I9I9 scheme mentioned above also fell through for want of local support.

IO. The facts clearly go to prove that no case for a new scheme of town extension is made out from the desire of the residents of the conjested localities. Nor has the Taluk Board taken any active steps to compulsorily remove the conjestion and make people to take up sites that are at the disposal of the Taluk Board causing them heavy loss of income at present.

II. The new scheme that is published now, is clearly intended to benefit some rich persons living in various villages outside Kollegal such as Madunahalli Mudigundal and Palayam so that, they may own houses in the town. A perusal of the list of persons who have now applied for house sites will prove this. It will also show that they belong to the Lingayat community.

I2. The lands that are proposed to be acquired at present for house sites are wet lands and are very costly. There are dry lands to the east of traveller's bungalow extending over 20 acres up to the Police lines. These dry lands are on a higher level than the proposed wet lands for the lay out. These lands can also be purchased at a cheaper rate without

any difficulty.

I3. The traveller's bungalow have now been sold by the District Board and purchased by the Lingayat community for Virasaiva hostel for students of that community. The present President of the Taluk Board who belong to that community, has also built a bungalow close back to the travellers' bungalow.

I4. The present applicants for the house sites are of the same community as the present President of the Taluk Board, who takes an active interest to bring this scheme to a success for the benefit of his kith and kin. If any lay out of any scheme is necessary for housing this community, your petitioner begs to submit that it is but proper that the extension should be made to the east of travellers' bungalow, so that the hostel and the residences of the people of the community may be contiguously on one side and present a homogeneous whole.

I5. Your petitioner further submits, that if house sites are required for few other people who have applied there are still a number of sites available to the west of Peace Park originally intended as house sites as early as I893-94.

I6. Your petitioner has only a very small house inside the town, in a conjested area, and wanted to have a decent bungalow built on his lands for himself. As stated already he intends opening a weaving Industrial Institute in a portion thereof under his personal supervision. Now your petitioner has almost completed the necessary building for the institute and it requires only fitting up of looms and other materials to begin work. He is going to construct a bungalow for which materials had already been collected. Your petitioner has a large family consisting of his two sons and a daughter, his two brothers and their sons and daughters, and grand children. He has to provide proper dwelling house for them.

I7. The proposed acquisition is only intended for granting house sites for building purposes for private persons who are already owners of houses elsewhere. Your petitioner is not

going to keep the land under cultivation but only converting t the same into a decent bungalow for his own living and his large family and opening an institution for the benefit of the poor weaver labourers. The site in question is bounded on two sides by two roads and on the third side by a water canal. It is also at the entrance to the Peace Road from Sathegal road. It is a nice of piece of ground on which a decent bungalow if erected will be ornamental also. If on the other hand, this land were to be parcelled out into small house sites abetting on the Peace road it will only lead to congestion here also just in front of Peace Park, and it is highly desirable in the interests of public health, well being of Park and its utility to the towns-men that very few houses should be allowed to be built in its near vicinity. Therefore if the scheme is not allowed and your petitioner & his neighbouring land owners are allowed to have their own bungalows under strict sanitary conditions, it will be a great acquisition to the health of the locality and the town. Moreover there is a water channel to the south and west of your petitioner's land. The channel supplies water to two tanks inside the town which are the chief sources of drinking water supply. If houses are allowed to be built near the channel, the bunds of the channel, will become necessarily contaminated and it will be a source of danger to the town itself. Thus the object of keeping a well-maintained Park for the town will be lost by allowing a number of small houses to spring up in the locality.

I8. Your petitioner begs to submit that your petitioner should not be deprived of his ordinary rights of decent living and free air for the sake of town extension.

I9. Your petitioner understands and believes it be true, that the sanitary authorities have condemned this place on sanitary conditions also. In order to make it healthy and suitable for living your petitioner has to spend a large amount of money, for raising the level of the ground and submits that he should not be deprived of the fruits of his labour and expense.

20. Your petitioner humbly submits that it may be within

the right of a local body to acquire lands for public purposes but it should not be used in such a way, as to deprive the legitimate rights of private persons especially in this case the purpose and utility for which the sites purchased is the same.

21. Your petitioner further submits that your petitioner having completed a portion of his building namely industrial institute he should not be asked to leave the building so that it may be demolished and handed over to private persons for house sites.

22. Moreover even if the acquisition is necessary in this locality your petitioner's land forming by itself a piece of land by itself bound by channel in the west and roads on two sides, may be left as it is and he may be allowed to complete his buildings. It will not interfere in any way with the lay out.

23. Your petitioner understands and believes it to be true, that your petitioner's neighbour Venkatakrishna Chetty also, has put in an application on these and other various grounds that the proposed extension should not be taken up. Your petitioner understands also that he also intends having decent bungalows on his site. If your petitioner and his neighbours are allowed to have their own bungalows as already submitted above, it will rather safeguard the health of the town than spoil it.

24. Your petitioner understands that the District Collector has forwarded the objections filed by Venkatakrishna Chetty above mentioned to the Local Government for reconsideration.

25. Your petitioner begs to submit that when the District Collector visited Kollegal during his official tour in February last, your petitioner showed him the locality and explained to him in person everything. Your petitioner was asked to put his objections in writing and present it to him. He has stated he was not favoured with any reply. The effect of the proposed publication of the scheme to acquire lands for local purposes. Your petitioner presents to you

o[illegible] Tal[illegible] Board. He is afraid that the same has not been [illegible] o[illegible] the Taluk Board. The[illegible] o[illegible] [illegible] his objections to the District Collector o[illegible]. The District Collector has not yet passed [illegible] orders. The District Collector has however pleased to remark that he has forwarded ~~his~~ the application submitted by Venkatakrishna Chetty to the Local Government for necessary orders.

26. Though the District Collector has authority to set aside the resolutions of the Taluk Board under the Local Boards Act he has not done so. So the petitioner has to come before the local Government for the reconsideration of the scheme.

27. The scheme proposed is purported to be under the Town Planning Act 1920. Your petitioner understands and believes it to be true that the Act has not been extended by any notification to the Kollegal town and therefore should not be proposed under the Act and the resolution is ultra vires.

Submitted in person 6.20 P.M 2-5-22 E

28. Even if the Local Government comes to the conclusion that this defect could be rectified, your petitioner submits under sec. 15 of the Town Planning Act the Local Government can reconsider and revoke the scheme entirely or partly. Whether the scheme is one under the Local Boards Act or the Town Planning Act the Local Government can interfere in the matter and render justice.

29. For the several reasons stated in the foregoing paragraphs, your petitioner submits that the scheme should be revoked entirely as it is intended only to deprive your petitioner of his lands for the benefit of certain interested persons.

30. Your petitioner therefore prays that the Government will be highly pleased to revoke the said Town Planning Scheme in its entirety or in any case exclude the lands belonging to your petitioner from the said scheme and thus render justice.

~~15~~ 8 31

For which act of kindness your petitioner and his dependents will ever pray. (Sd.) C. V. Rajagopalaiyangar

Ture Copy submitted in continuation of my petition dated 3-7-23. to the Collector of Coimbatore.

12. 7. 23. C. V. Rajagopalaiyangar.

To

The District Collector of

C O I M B A T O R E.

Respected sir,

In continuation of my application to your honor on 3-7-23. regarding the Peace Park Town Planning Scheme. Kollegal, I beg to submit herewith a copy of my petition.

I have submitted to the Hón'ble Minister in charge of the Local Self Government Department Madras, so that the Hon'ble Minister may take into consideration my petition also along with application of Venkatakrishna Chetty, my neighbouring land-owner.. of which your honor was pleased to remark at the time of the presentation of my application that your honor has forwarded the same to the Government for recorsideration and necessary orders.

I beg to remain,

Respected sir,

Your most obedient servant,

12-7-23

N. Ref
3440 — 23 — C-3

Forwarded to the Revenue Divisional officer, Kollegal, immediate for remarks, especially on the allegations contained in paras. 6 & 7 of the petition dated 16.7.1923.

26/7/23

For collector.

Dr. 26.7.23

To The Collector

Dr. 26.7.23

To The Collector of Coimbatore for remarks.

20/7/23

10

Dis

Cas 2 25 of 22

V.2

NO 7

Forwarded to the Secretary to Government, Local Self Government Dept Fort St. George.

17.7.23

For Collector

17.7.23

DESPATCHED

17 JUL 1923

V.C.M.

Lr. Sg. (P.N) Dept.

No. 16955 Liviom C. V.
Rajagopala Ayyangar
Petition d. 12-7-22

Subject Revn. part. town conversion scheme - Kollegal. — Objection petition.

Encl. 16955 - 1 P.N. d. 30/7/23.

Referred to the P.T.B Kollegal ~~for remarks which should be submitted through the P.W.B Coimbatore~~ with reference to sec. 44(1) of the Madras Town Plng. Act, 1920.

28/7/23

DESPATCH
1 AUG 1923

Sm
28/7/23

M
28.7.23

pm
30.7.23.

To

The P.T.B Kollegal (Encl. returned with original Stg. for return with Rpt.).
P.W.B Coimbatore / Secretary.

Note: The petr. requests in para 30 of the objection petition which has been submitted with reference to the scheme published in the Gazette under Govt. No. 620 P.W. dated 2-5-1922. A Copy of the petition addressed to the Collector was received in this dept. and has been referred to

(S)

Encl. 16951-1 P.N
21-7-23.

him for remarks. The objection
from pets should first be considered
by the DRB with reference to
Sec 14(1) of the Madras Town
Planning Act 1920.

MR
28.7.25

C.F. 29—5,000—7-1-21.

C. No. 2251/23 of 23

**DEPARTMENT.** N L

*Received* ..... 192 *Registered* 27609 192

*Subject.*

Peace Park Town Extention scheme Kollegal.

Objection petitions of Messrs. C.V. Rajagopala Ayyangar and A. Venkatakrishna Chettiar of Kollegal.

******** ****

17 NOV 1923 DEPARTMENT ASST. SECY.

ENCLOSURES.
No. 8
Spare copies One

R.O.C. No. 206/K.T.B of 1920.

*Station* Kollegal, *Dated the* 9th September 1923.

From (Name) M.R.Ry. G. P. Mallappa Avl.
(Designation) President, Taluk Board,
Kollegal.

To The Secretary to the Government of Madras,
Local Self Government Department.
Madras.

Through
The President, District Board,
Coimbatore.

Sir,

Reference:-- Endorsement Nos. 16905-I.P.H dated 30th July 1923 and 19246-I.P.H dated 23rd August 1923.

---

The petitioner Mr. C.V. Rajagopala Ayyangar is the owner of 2-acres of land out of the 10½ acres proposed for town extension to the North of Peace Park while the other petitioner Mr. A.Venkatakrishna Chettyar owns acres 5.33.

2. A brief history of the extension scheme is given below. In 1919 some applications for house sites in the locality in question were received by the then official President of the Taluk Board and there was correspondence

between the President, Taluk Board and the President strict Board on the subject. Copies of letters from Mr. T. Bhagavantam Gupta Deputy Collector and President, Taluk Board, Kollegal dated 6-8-19, R.O.C. No. 831-2/K.T.B of 19 to the Collector and President, District Board Mr. P. Macqueen and his reply there to D.Dis. No. 1032 of 19 dated 22-8-19 are enclosed herein from which it will be seen that the idea of forming an extension of the town in this particular locality to the North of the Peace Park originated with Mr. P. Macqueen the Collector of the District who inspected the same when he was here on his tour. Mr. T. Bhagavantam Gupta has expressed in his letter read above that if the site is allowed to be constructed by private owners houses would be constructed without any system or any regular streets or compounds to houses. The site was inspected by the Deputy Sanitary Commissioner and was approved. Please vide his letter dated 10-12-1919 No. 790 S.R. enclosed. I have enclosed herein a copy of the letter of the President, District Board Mr. P. Macqueen to Government R.O.C. No. 5559/Rev. of 1919 dated 20-12-19 from which it will be evident that the objections raised by the present petitioners were put forth before him by the same petitioners; and that they were well considered and rejected as useless and were even adversely commented upon.

3. The Government in Memo - p. 212 (X) G.O. No. 5720 L & M dated 22-12-20 thereupon called upon the President, District Board, to ascertai intending and report whether the purchasers of sites were prepared to deposit in advance half of the estimated cost as a sort of security in order that the site after acquisition may not be left vacant like the sites acquired in the South of the town. Deposits were accordingly called for, and amounts remitted into the Treasury and report was submitted in R.O.C. No. 206/K.T.B of 1920 dated 24-11-21 and it is only then that the Government in G.O. No. 620 P.H. dated 2-5-22 sanctioned the scheme and ordered the publication of a notification in the Fort Saint George Gazette for the acquisition of the site in

in question and also extended the application of the Town Planning Act to the Kollegal Union. Please see Fort Saint George Gazette notification pages 228 and 229 of 9th May 1922.

4. It will thus be seen that I have nothing to do with the scheme, that the same originated in 1919 long before I assumed charge on 27-3-1922, when the Taluk Board was under the control of the official Presidentthe same was suggested and recommended by Mr. P. Macqueen the Collector and President, District Board and that the site was approved by the Deputy Sanitary commissioner and the Town Planning Expert to Government of Madras and the scheme supported by the successive Presidents of District Board both official and non-official who happened to inspect the sites.

5. The scheme was not dropped as represented in para 8 of the petition of Mr. C.V. Rajagopala Ayyangar and in para 5 of the petition of Mr. A.Venkatakrishnan Chettiar but the Government in their Memorandum No. 13635-A-1 dated 1-8-22 only defered the acquisition till the inspection of the site by the Town planning expert, who as already stated in para 4 above inspected it on 13-12-1922 and remarked that the site in question is one that will develop naturally and is, I think the best area available for house sites as the town has already extended on 3 sides of it." A copy of his notes of inspection is submitted herewith for easily reference.

6. The town planning expert cancelled the layout of the plan as originally proposed for the construction of Bungalows and better classes of houses and provided instead all house sites for poor people. Thus the scheme as passed and approved by the Town Planning Expert provides house sites for all classes of people and not only to the rich as represented by the petitioner

7. The allegation of the petitioner Mr. C.V. Raja gopala Ayyangar that he purchased his land 10 years ago with a view to build a Bungalow for himself is an after-thought and no

attempt was made to construct any building till the scheme was proposed. He admits that he got a Government loan for sinking a well and the same would not have been granted except under the Land Improvement Loans Act which is intended purely for agricultural purposes. It is true that the matter of acquiring this site for house building purposes has been cropping up every now and then for some years past which itself would showed the popularity of the scheme. The so called Bangalow said to have been constructed by Mr. C.V. Rajagopala Ayyangar is only a country tiled hut on a low level unfit for human habitation. The statements that he intends opening a weaving institute and that he has to provide houses for several persons are not true.

para 16 on p 27 ante
cf para 21 on p 29 ante

8. Much is made of the so called failure of the Town Extension to the South of the town which has no concern with the present question. People in general have a sentimental objection to go to the South of any places for building new houses; but every endeavor is being made to induce people to take sites in the Southern extension.

9. No particular community to the ~~exclusion~~ exclusion of others have applied for sites in the locality in question as alleged by the petitioners. The ~~44~~ 45 applications hitherto received for house sites are classified in the ~~endorsed~~ enclosed statement and several more are expected. From this statement it is seen that members of all communities have applied for house sites. If there are more applications from members of the Lingayat community and from persons living outside of Kollegal it is because that the population of the Taluk are mostly Lingayats and that several of the Maduvanahally, Mudigundam people have got business in Kollegal and as such have got opportunities to be in the town for a number of days and have a real need for houses in the town are at present put up in rented houses secured with great difficulty. I am sorry that personal motives have been attributed towards me in the petitioners under report.

write para 17 on pp 27 + 28 ante

~~10. With regards to the~~

10. With regards to the channel refered to in para 17 of the petition of Mr. C.V. Rajagopala Ayyangar. I submit that the water course has nothing to do with the present scheme and the mention of it is merely to magnify things.

11. People are anxious to get sites in the locality and the scheme is now in its final stage. The Taluk Board has resolved to acquire the site for house building purposes and the District Board has resolved in District Board Resolution No. 111 dated the 27th August 1923 to lend a sum of Rs 10000/- for the initial cost of acquisition. This with the amount of Rs ~~1000~~ 4100/- already deposited by the ~~individual~~ intending purchasers will be utilized for payment to the owners of the sites to be acquired and for the completion of the scheme. The amount of loan advanced by the District Board will be refunded from the amount of the sale proceeds of the sites.

12. This is an affair pending for a long time which has now reached a finishing stage and the petitioners are only anxious to retain the lands for themselves with a view to make as much money as possible out of it after the development of the scheme by the Taluk Board and are thus actuated purely by selfish motives.

13. The objection petitions are not in time and are not therefore valid.

14. The construction of regular and Sanitary houses just in the close vicinity of Peace Park and at the entrance of the town will also give a good appearance both to the Park and the t town and will thus prevent the building of irregular and In - ~~sanitary~~ Sanitary houses.

15. I therefore submit that as the objections now putforth

were already raised and well considered both by the Collector and President, District Board and Government and as no other objections are now brought forward, the same may be rejected.

I have the honour to be,

Sir,

Your most obedient servant,

K.N.R/6-9. 7923

President, Taluk Board. 10/9/23

4. The President, Taluk Board, states that no lands in the vicinity are subject to ground rent but that if a ground rent is levied this should be at Rs 25/- an acre. This would produce about Rs 200/- per annum.

5. The President, Taluk Board, will I hope send up the plan with the information required under section 13 of the Act within a week but as the scheme would have to go before his Board and then be published for 60 days before it could be sent up to Government for sanction, he strongly deprecated acquisition proceedings being delayed until after sanction of the scheme. As I am agreed on the desirability of acquisition and as the scheme does not involve a grant and is likely to finance itself without difficulty, I share his opinion that it would be well to start proceedings at the earliest possible moment but I presume this cannot be done under the Town Planning Act until the scheme is sanctioned.

(True copy)

K.N.R/6-9.

G. Narasimhan
President. 10/9/43

Copy of letter R.O.C. No. 5559/Rev. of 1919 dated the 20th December 1919 from P. Macqueen Esq., I.C.S., Acting Collector of Coimbatore to the Secretary to the Government of Madras, Local and Municipal Department, Madras.

*********

At the instance of the President, Taluk Board, Kollegal I have the honour to submit for approval and publication in the Fort Saint George Gazette a draft notification under section 6 of the Land Acquisition Act for the acquisition ofthe sites required for the extension of village sites at Kollegal for the relief of congestion and the provision of roads to connect the new extension with the several main roads and important streets the town so as to make the extension as popular and attractive as possible.

2. The sites proposed for acquisition are 27 in number, eleven of which are in S.F. No. 595/C/5 and 595/M/6 Kollegal nattam, eight in dry fields S.Nos. 594-B, 594 C/18, 594 C/26, 594 C/36 & 37 and 594-D, three in S. Nos. 584-B, 580 and 567-A dry fields and the remaining five are wet fields.

3. Sites Nos. 1 to 13, and 15 to 18 have been valued at a uniform rate of 1½ annas a sq. feet on the basis of the rate of valuation recently adopted for the acquisition of sites for widening Norachi lane at Kollegal. Sites Nos. 20 to 24 which are wet lands are valued at Rs 500/- per acre on the basis of a sale by court auction in the year 1918. Site No. 14 is valued at 1½ annas and 3 annas as it is situated in a conspicuous position. The remaining four sites are to be taken up on payment of a nominal compensation. The rates adopted are reasonable. The total cost of acquisition of the sites including the value of buildings, wells and the 15 per cent. Allowance for the compulsory nature of the acquisition comes to Rs 12182-3-11.

4. Except the owners of sites Nos. 20 to 24, the owners of the other sites have no objection to the acquisition. The owner of sites Nos. 22, 23 & 24 states that he wants the sites for building houses of his own. The objections of the owner of

sites Nos. 20 & 21 are:--

(1) His lands are wet and are unsuited for building purposes

(2) The proposal is mainly intended to oblige one or two rich and influential persons of the town who wish to build bungalows in their lands and are trying to have roads made for them through the lands of others.

(3) The Sanitary Commissioner once expressed that the lands are unfit for house-building purposes.

Item No. 1.-- It is reported that the sites in question are not unsuited for building purposes and in fact the Deputy Sanitary Commissioner expressed his opinion that the lands are suited for the purpose. The owner obviously intends to build houses and let them for rent.

Item No. 2 -- It will be seen from the lay-out marked in the plan, that there is no proposal to grant the sites to one or two rich influential men but that they have been parcelled out into small bits for grant to all who are in need of houses.

Item No.3. -- No sanitary authority has ever condemned the site.

The objections of the owner of these two sites as well as of the owner of sites Nos. 22 to 24 are the outcome of selfishness and speculation and are not worthy of consideration.

5. The Taluk Board has the funds needed for the acquisition

6. A plan of the proposal is enclosed for reference and return.

(Sd) P. Macqueen
Ag. Collector.

Copy to the Revenue Divisional Officer, Kollegal with reference to the correspondence ending with his D.Dis. No. 1094-Rev. dated 4th December 1919.

Copy to the President, Taluk Board, Kollegal.

(Sd) P. Macqueen.
Collector.

(True copy)

K.N.R/6-9.

President.

Copy of letter D. No. 790-S.R dated 10th December 1919 from the Deputy Sanitary Commissioner, Southern Range, Coimbatore to the Sanitary Commissioner for the Government of Madras.

**********

R e t u r n e d.

2. The proposed site was inspected by me during my last visit to Kollegal (vide D.No. 538-S.R., dated 15-7-19). It is well suited for town extension purposes. There may not be any doubt about the water supply to the block as judged from an adjacent well - the water of which was found to be good and abundant.

3. The proposed site may therefore be approved.

(True copy)

P r e s i d e n t

K.N.R/6-9.

47

Copy of this office letter R.O.C. No. 831-2/K.T.B of 19 dated 6-8-19 to the President, District Board, Coimbatore.

*********

I have the honour to report that I have received a number of applications for allotment of house sites and bungalow sites on a plot of 10 acres of wet land lying opposite to the travellers bungalow in Kollegal town. The applicants are prepared to deposit the entire cost of the acquisition at once. When you went round the Kollegal town, when you were last here, you were pleased to remark why this locality was not chosen for the extension of the town as there were houses to the West and South of it with important roads on the other two sides. It was explained to you that the site was considered to be insufficient and costly though well suited. The Deputy Sanitary Commissioner when he visited the town recently expressed the opinion that the site is suitable for building purposes from a sanitary point of view. Five or six bungalows at the rate of one bungalow on one acre and 40 or 50 houses at the rate of one house for each 10 cents can be built on the extent available or the whole extent may be allotted for bungalows only at the rate of one acre for each bungalow. I enclose a sketch of the site and beg to know what you think of the proposal to acquire the extent at the cost of applicants to be deposited in advance. If the extent be not acquired and streets formed, the owners are sure to sell away house sites at their pleasure. There would then be no system, no regular streets or compounds for houses.

2. This little extension does in no way interfere with larger scheme on the other side of the town. The former is not sufficient for all people who may wish to build houses in future. The applicantions are from some of those who are not likely to go to the site already acquired on the other side of the town. The Thorayas do not want this site. The Devangas (Weaver) too do not want it. The site acquired on the Southern side will be needed for Devangas, Mahammadans and also for Thorayas if they choose to go there al all. The money invested on it is no loss, as the

as the lands are being annually leased out for cultivation to advantage. I am awaiting your further orders after receipt of the Deputy Sanitary Commissioner's report by you before alloting sites on this plot.

(True Copy)

G. N. Mallappa
for 9/6/23

K.N.R/6-9.

President

Copy of letter D.Dis. No. 1032/D.B of 1919 dated the 22nd August 1919 from P. Macqueen Esq., I.C.S., President, District Board, Coimbatore to the President of the Kollegal Taluk Board.

***********

With reference to your ~~ø~~ letter No. 831 of 1919 dated the 6th instant, regarding your proposal to acquire for purposes of building bungalows and better class of houses, a plot of 10 acres of wet land opposite to the travellers bungalow in the town of Kollegal, I have the honour to observe that it certainly seems at first sight absurd to acquire moreland when you have already so much vacant waiting to be covered with houses. But I think that you are right and that if you do not acquire and lay-out as proposed; we shall probably get bazars etc. built up anyhow. I am therefore in favour of the proposal and request that immediate steps be taken to parcel out the land. A plan should be submitted for approval and arrangements be made to collect the cost price from those willing to take up plots or if the President, Taluk Board, prefers it, the Taluk Board may acquire at their own cost and recoup themselves by auctioning the sites. Please report progress by 15th September 1919.

(True copy)

K.N.R/6-9.

P r e s i d e n t/13

List of persons who have deposited amounts for Lands North of Peace Park.

| No. | Name. | Amount remitted. | Date of credit. | Remarks. |
|---|---|---|---|---|
| 1. | Talavadi Madappa | 80 0 0 | 12-9-1921 | |
| 2 | Panchalingachari | 80 0 0 | 19-9-1921 | |
| 3 | Ganesappa | 80 0 0 | ,, | |
| 4 | Adikai Basalingappa | 320 0 0 | 21-9-1921 | |
| 5 | Gandiga Basappa | 80 0 0 | 22-9-1921 | |
| 6 | A.V. Manickam | 80 0 0 | ,, | |
| 7 | B. Naga Chetty | 80 0 0 | ,, | |
| 8 | Dodda Basalingappa | 80 0 0 | ,, | |
| 9 | R. Puttu Madappa | 80 0 0 | 23-9-1921 | |
| 10 | Chickanna | 80 0 0 | ,, | |
| 11 | Chicka Malla | 80 0 0 | ,, | |
| 12 | Matam Venkatarama Chetty | 80 0 0 | 24-9-1921 | |
| 13 | Gandiga Rachappan | 80 0 0 | ,, | |
| 14 | A. K. Aswatha Narayana Chetty | 80 0 0 | ,, | |
| 15 | Gurukar Jothappa | 320 0 0 | ,, | |
| 16 | K.V. Sreenivasa Chetty | 80 0 0 | 28-9-1921 | |
| 17 | O. Ramakrishna Chetty | 80 0 0 | ,, | |
| 18 | Chinnaswamy | 80 0 0 | 29-9-1921 | |
| 19 | Chenniah | 80 0 0 | ,, | |
| 20 | Palayam Nanjundaiahn | 80 0 0 | 3-10-1921 | |
| 21 | ,, Basalingappa | 80 0 0 | ,, | |
| 22 | P.N. Nandeeswaran | 80 0 0 | ,, | |
| 23 | B. Devanna | 80 0 0 | ,, | |
| 24 | Subba Upadyar | 80 0 0 | 6-10-1921 | |
| 25 | C. M. Subbanna | 80 0 0 | ,, | |
| 26 | Krishna Bhagavathar | 80 0 0 | 7-10-1921 | |
| 27 | Chennappa | 80 0 0 | ,, | |
| 28 | Seekanta Chetty | 80 0 0 | ,, | |
| 29 | S. Krishna Ayyar | 80 0 0 | 7-10-1921 | |
| 30 | Neelakanta Sastry | 80 0 0 | 7-10-1921 | |
| 31 | Anantha Padmanabha Ayyar | 80 0 0 | ,, | |

| | | | | | |
|---|---|---|---|---|---|
| 32 | Narasimha Bhattar | 80 | 0 | 0 | 7-10-1921 |
| 33 | P. V. Ramanna | 80 | 0 | 0 | ,, |
| 34 | Venkatarama Chetty | 80 | 0 | 0 | ,, |
| 35 | Kunna Madai Gowda | 80 | 0 | 0 | 12-10-1921 |
| 36 | Gurunanjappa | 80 | 0 | 0 | 13-10-1921 |
| 37 | G. Siddalingappa | 80 | 0 | 0 | ,, |
| 38 | B.C. Madappa | 80 | 0 | 0 | ,, |
| 39 | Jadai Madappa | 80 | 0 | 0 | ,, |
| 40 | Sitha Nanjappan | 80 | 0 | 0 | ,, |
| 41 | Mallikarjanappa | 80 | 0 | 0 | ,, |
| 42 | Balasami Naidu | 40 | 0 | 0 | 20- 1-1922 |
| 43 | Bhagyam | 100 | 0 | 0 | 27- 6-1923 |
| 44 | Siddalingammal | 100 | 0 | 0 | 7- 7-1923 |
| 45 | K. Mayanna Gowda | 100 | 0 | 0 | 11- 8-1923 |
| | Total:-- | 4100 | 0 | 0 | |

---

K.N.R/6-9. 7/9/23

P r e s i d e n t. 7/9/23

District Board's Office, Coimbatore.

Endt. R.O.C. No. 225//D.B. of 1923, dated the Novr. 23.

Submitted to Government.

2. The remarks contained in the Kollegal Taluk Board President's letter herewith sent are fully endorsed.

3. I inspected the sites in question on the 11th August 1923 and I am fully convinced that the land -- should be acquired, as otherwise sooner or later houses will be constructed indiscriminately on the same land since the town has already extended on three sides of it.

4. I am therefore of opinion, that the objection petitions do not deserve any consideration as they are - the outcome of ~~selfishness and~~ speculation.

President, District Board.

To

The Secretary to the Government of Madras,
Local Self Government Department,
Fort Saint George, M a d r a s.

K.R. 14-11-1923.

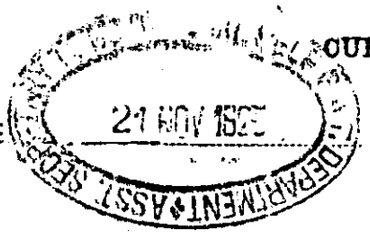
DESPATCHED.
NOV 15 1923

D 52

LOCAL AND MUNICIPAL **DEPARTMENT.**

C.F.—20

CURRENT No.




*Received* 19 *Registered* 27960 19

*Subject.*

LAND ACQUISITION (COIMBATORE) - KOLLEGAL TALUK AND TOWN - EXTENSION - OBJECTION PETITION OF C.V. RAJAGOPALA AYYANGAR.

--:0:--

ENCLOSURES.
No.
Spare copies

Endorsement No. C 5855/23

*Station* Madras, *Dated the* 19th November 1923.

From

S. Wadsworth Esquire, I.C.S.,
Secretary, Land Revenue. and
~~The~~ Board of Revenue, ~~Revenue~~ Settlement, ~~etc.~~
~~Separate Revenue~~.

J.M. Turing Esquire, I.C.S., Commissioner of Land Revenue.

~~Resolution~~
~~Reference~~.

Read the following letter from H.L. Braidwood Esquire, I.C.S., Collector of Coimbatore, Ref. No. 2066/1922-C-3, dated the 29th - October 1923:-

p32 ante Ref:- Endorsement No. 16951-1 P.H., dated 21-7-1923.

Proposal for the acquisition of 12 acres 69 cents for the extension of Kollegal town were submitted to Government in my letter No. 5559, dated 20-12-1919. This was notified by Government on page 229 of Part I-A of the Fort St. George Gazette, dated 9-5-1922. The acquisition was held in abeyance pending decision of a question whether the Madras Town Planning Act, 1920, should be applied to this case. It was finally decided in Government -

Memorandum 29110-1, P.H., dated 22-1-1923 that the acquisition should be proceeded with.

2. Some of the notified lands are now reported to have been purchased by the Taluk Board by private negotiations. The land that has now to be acquired is only 10 acres 50 cents as detailed below:-

| | | |
|---|---|---|
| S. No. | 594 A-1, A-2 | Acres. 5- 83 |
| " | 594 A-1, D | 0- 33 |
| " | 592-A | 1- 78 |
| " | 592 C | 0- 14 |
| " | 591.A | 0- 8 |
| " | 590 A | 2- 34 |
| | | 10- 50 |

I enclose a draft notification under Section 48 (1) of the Land Acquisition Act for the withdrawal of the fields to be excluded from the acquisition.

3. A revaluation of the land now to be acquired became necesary on account of the lapse of time and the land is now valued at Rs. 1000 per acre according to the recent sales of similar lands in the vicinity and the cost amounts to Rs. 13678-12-2 including the originally estimated value of buildings and 15 per cent in addition. The Taluk Board is willing to pay this cost. I am proceeding with the acquisition subject to the orders of Government.

4. The petition of C.V. Rajagopala Ayyangar received with the Government Endorsement quoted above is resubmitted with a copy of the report of the Revenue Divisional Officer, Kollegal. I agree with the remarks of the Revenue Divisional Officer.

Endorsement.

Submitted to Government.

2. The Board sees no objection to the proposed acquisition.

Krishnaduraiyar 19/11
For Secretary.

To the Secretary to Government, Local and Municipal Department, with two petitions, Revenue Divisional Officer's report and a withdrawal notification in original.

K.C.K. 19/11.

15.11.23

3 54

## NOTIFICATION.

Under sub section (1) of Section 48 of the Land Acquisition Act, 1894, the Governor in Council hereby withdraws from the acquisition of 2.193 acres of lands in the following fields with extents marked against each of Kollegal village, Kollegal taluk, Coimbatore district, specified in Notification No. 350 published in page 229 of Part I of the Fort St. George, Gazette, dated 9-5-1922 as required for the Kollegal town extension.

| S.F.Nos. | Extent in Acres | Total |
|---|---|---|
| 595 C 5 | 0.038 | |
| | 0.025 | |
| | 0.044 | |
| | 0.033 | |
| | 0.003 | |
| | 0.003 | 0.146 |
| 594 B 7 | 0.004 | 0.004 |
| 594 B 7-A | 0.09 | 0.09 |
| 594 C 18 | 0.015 | 0.015 |
| 594 C 26 | 0.01 | 0.01 |
| 594 C 36 & 37 | 0.01 | 0.01 |
| 594 D | 0.0013 | |
| | 0.02 | |
| | 0.269 | 0.048 |
| 595 M 6 | 0.21 | |
| | 0.05 | |
| | 0.18 | |
| | 0.08 | |
| | 0.01 | 0.53 |
| 594 A | 0.65 | 0.65 |
| 584 B | 0.13 | 0.13 |
| 580 | 0.18 | 0.18 |
| 567 A | 0.38 | 0.38 |
| | | 2.193 |

N/29/10/1923

For Collector. 31/10

30/10

31 [illegible] 1923

Copy of letter R.O.C.No. 285 Supr. of 1922, dated 16th October 1923 from the Revenue Divisional Officer, Kollegal to the Collector of Coimbatore.

---

and Acquisition -- Kollegal town extention -- Objection petition from C.V. Rajagopala Ayyangar.

---

Your M. Ref.No. 3440/23-C-3. dated 26-7-1923.

---

The petition is in regard to Kollegal town extention the draft declaration of which acquisition was notified in Government Order No. 620 P.W., dated 2-5-1922. The award for this acquisition is not taken up yet. The petitioner is the owner of S.Nos. 591 A, 592 A and 592 C of Kollegal village which measures in all 2 acres and which are shown as items nos. 22 to 24 in the valuation statement and draft declaration submitted with this office report R.Dis. 84 Revenue of 1919 dated 26th November 1919.

2. The petitioner, in the first place seeks to suggest that there is at present no need for town extension at Kollegal. For this purpose he quotes the failure of the scheme of town extension to the south of Kollegal town and also to the resumption of certain vacant sites by Government west of Peace Park. It is true that the land acquired to the south of the town remains vacant and is being leased out by the Taluk Board. The reason is that the people have a sentimental objection to go to the south of the town and no influence on the part of the authorities can induce them to take up sites in this objectionable locality. Perhaps it was a mistake to have acquired it but nothing can be done now. The vacant site west of Peace Park is very small and cannot be in the least answer the present need of the town. The fact that it is vacant does not arise from any lack of demand for sites in that locality. The townsmen, on the other hand, are only very eager to get them. But it is purposely kept vacant to prevent houses from cropping

up close to the Peace Park and thus spoil the free air that people enjoy at the Peace Park. The congestion in the town is apparent even to a casual observer. About 45 people have thus far deposited earnest money towards the purchase of sites in the present acquisition. The deposits amount to Rs. 4100. The President, Taluk Board, Kollegal, expects further deposits. The petitioner also states that he intends building a bungalow in his site as his present residence in the town is very incommodious to live in. All this is a clear evidence to show how congested the town is.

3. But there is some point in what the petitioner states in para 11 of his petition. Of the 45 persons who have deposited only 25 are residents of Kollegal and the rest from the adjoining villages of Mudigundam, Maduvanahalli and Palayam. The object of the acquisition is to relieve congestion in kollegal. It is therefore unfair to allow the sites to be purchased by the money lenders of Maduvanahalli, Mudigundam and Palayam. Preference should be given first to Kollegal people. It is only in the absence of bidders from Kollegal that others should be allowed to bid. Secondly it is but fair that the petitioner and A.Venkatakrishna Chetti, the owners of some of the sites in question, who express a desire to build bungalows should be allowed to purchase two sites at the net cost without having recourse to auction.

4. The petitioner suggests that sites east of those in question may be acquired at a less cost simply because they are dry and on a higher level. He does not consider whether people have a real inclination to build houses here. There is a very little prospect of this site being required for house sites purposes before the site under reference is occupied. The town shows a natural tendency to grow in the direction of the notified sites. To follow the suggestion of the petitioner would mean giving enough scope for profiteering to the petitioner and A. Venkatakrishna Chetti and as time goes on there is sure

57

sure to be irregular and awkward growth of houses with insanitary surroundings on the present site. Even if the local board has funds to acquire the higher level lands on the eastern side it is absolutely necessary in the interests of sanitation, that the sites under reference should be brought under town extension.

5. The petitioner refers in para 8 to the result of the proposal made to relieve congestion in the Thoraya quarters of Kollegal town. He does not know that the acquisition was dropped under different circumstances. That proposal, in the first place was not for acquiring wet lands but for demolishing Thorayar's houses: Since no provision was made therein for housing those Thorayars who were likely to be turned out by the demolition, the scheme rightly fell through. But the proposal for the present acquisition which was started the same year is not for demolishing any house. It was inspected by the Collector, the Deputy Sanitary Commissioner and the Town planning Expert and approved by them all. The objections raised by the petitioner and A. Venkatakrishna Chetti were considered and found to be not worthy of consideration by the Collector -- Please vide Collector's R.O.C. No. 5559 Rev. of 1919 dated 20-12-1919 to the Secretary to the Government of Madras (L. & M.)

6. The attack on the present President, Taluk Board and the Lingayat community is absolutely unjustified. Mr. Malla ppa has become the president only in March 1922 and he is simply doing what his predecessors have proposed and inagurated. There is absolutely no reason to suppose that he has any self interest in the matter. As the Lingayat community form the bulk of the population and the richest in the taluk, it is but natural that of the 45 depositors twenty two belong to that community. The poor man cannot afford to buy the valuable site in the extension. The scheme is not a charity and it is never intended to give away the sites to the homeless for the mere asking of it. The attack on the Lingayat community is very uncharitable.

7. The petitioner has improvised a building with tiled shed and mud wall on his site saying he intends opening a weaving industrial institute there. But this building was not in existance nor the starting of a concern above referred to was in his mind when he was inquired in this connection by the Revenue Inspector on 2-9-1919. This is clearly an after-thought given effect to with a view to prevent the acquisition of his site or to get as high a compensation as he could with this apology of a building. The petitioner's endeavour to have his sites excluded from the ~~xxxx~~ acquisition is for taking advantage of the future situation when there will be a keen competition for sites and when he can fix his own price for the land and thus profit himself without any external interference.

8. The only concession that can be shown to him is that after the plots are laid out in pursuance of the scheme, he may be allowed to take a site at the net cost without resorting to auction.

9. The petition is resubmitted herewith.

---

(True Copy)

31/10

for Collector.

30/10/23

31 OCT 1923

To the Office

16955

To, 17-7-23

The Hon'ble Minister,

In charge of Local Fund Government Department,

Fort Saint George. Madras

18 JUL 1923

Respected Sir.

Government of Madras.
Local Self-Government Department.

Re Petition from C.V. Rajagopala Iyengar, dated 13th July 1923.

Subject:- Kollegal town extension scheme - Kollegal - objection petition.

Endorsement:-No.16955-1 dated 30th July 1923.

Referred to the President, Taluk Board, Kollegal with reference to section 14 (1) of the Madras Town-Planning Act, 1920.

F. L. Moore,
Sg. Secretary to Government.

To the President, Taluk Board, Kollegal, (with current in original to be returned with reply.)
" President, District Board, Coimbatore.

Forwarded to the President Taluk Board Kollegal

(By order)

Ramappa Sahib
Superintendent.

3-AUG.1923

Dy. 21-7-1923.

---

4. Your petitioner understands that there have been very few applications and also that none has been put in ~~in~~ any from the people of the congested areas.

5. The said Extension is to be laid out, on the lands belonging to your petitioner and his neighbours and measuring about 10 acres on the whole. For this purpose, your petitioner

Government of Madras.
Local Self-Government Department.

Ele 2206 [illegible] 20

Re Petition from C.V. Rajagopala Iyyangar, dated 12th July 1923.

Subject:- Lease park town extension scheme - Kollegal - objection petition.

Ref. Endorsement:-No.16955-1 L.D., dated 30th July 1923.

Referred to the President, Taluk Board, Kollegal with reference to section 14 (1) of the Madras Town-Planning Act, 1920.

H. L. Moore,
Offg. Secretary to Government.

To the President, Taluk Board, Kollegal, (with current in original to be returned with reply.)
President, District Board, Coimbatore.

Forwarded to the President Taluk Board Kollegal

(By order)

Ramayya Garu
Superintendent.

3-AUG.1923

[illegible] 31-7-1923.

61

petitioner understands that steps are going to be taken to acquire these lands.

6. Your petitioner begs to bring to your kind notice the following facts and place before you his objections for such a scheme being worked out.

7. Your petitioner purchased his site about 10 years ago with a view to build a bungalow for himself as the occasion arises. Even before the year 1919, he had been collecting materials and began to raise the level of the ground so that the earth may consolidate and become firm. This fact, he had made known to several gentlemen and officers of the town. It was also well known to the Presidents and Members of the Taluk and Union Boards from time to time. He had also sunk a well there with the money received from a Government loan for the said purpose.

8. In the year 1919, there was a proposal before the Taluk Board, Kollegal, to acquire wet lands just to the north west of the traveller's bungalow, for relieving congestion in Thorayer quarters of the town and the scheme was submitted to the government for sanction. The acquisition for the proposed scheme included your petitioner's land also. The Government, when they received the proposal asked for the deposit of money for acquisition by the Taluk Board, but as there was no proper response from the residents the scheme had to be dropped. Even when the proposal was under consideration, your petitioner objected to the acquisition of ~~the~~ his site as he required the same for his own private building purposes which he was then commencing. He had also intented, to open a Weaving Industrial Institute thereon. The matter was not pushed further, as the scheme itself was dropped. But even when he had put in petition to various officers such as the District Collector, Revenue Divisioner Officer and President, Taluk Board. Those applications have not yet been finally disposed of.

62

9. Your petitioner begs to submit that early as 1893 the Town Extension Scheme was considered and found not feasible. In the year 1893-94, house sites near the locality of the present Peace Park, were sold at a cheap rate, for the residents of Kollegal, so that the town may extend on this side and congestion inside the town may also be removed. Several sites remained unbuilt and continue to be so even now. The Government have ~~even~~ been resumed possession of some lands as they have not been built upon. Though these sites are adjoining the town, still there was no proper response. Again during the regime of M. R. Ry. Nagasundaram Ayyar Avl, the Revenue Divisional Officer and Taluk Board President, another scheme for town expansion on the southern side of the town was initiated and dry lands to the extent of 90 acres were acquired by the Taluk Board for the purpose. Neither he, nor his successors could induce the residents of congested areas to take up some sites on this side of the town. Those lands still remain vacant. They are now leased out for cultivation for a nominal rent by the Taluk Board, and also an extent of 5 and odd acres was given to the Present Vice President, in exchange of about 18 cents given by him to Peace Park. Coming to recent times, the 1919 scheme mentioned above also, fell through for want of local support.

10. The facts clearly go to prove that no case for a new scheme of town extention is made out from the desire of the residents of the congested localities. Nor has the Taluk Board taken any active steps to compulsorily remove the congestion and make people to take up sites that are at the disposal of the Taluk Board, causing them, heavy loss of income at present.

11. The new scheme that is published now is clearly intended to benefit some rich persons living in various villages outside Kollegal, such as Mudunahalli and Mudigundai, and Palayam so that, they may own houses in the town. A perusal of the list of persons who have now, applied for house sites will prove this.

63

It will also show that they belong to the Lingayat Community.

12. The lands that are proposed to be acquired at present for house sites are wet lands and are very costly. There are dry lands to the east of Traveller's bungalow extending over 20 acres up to the police lines. These dry lands are on a higher level, than the proposed ~~wet~~ wet lands for the lay ~~out~~ out. These lands can also be purchased at a cheaper rate without any difficulty.

13. The traveller's bungalow, have now been sold by the District Board, and purchased by the Lingayat community, for a Virasaiva Hostel, for students of that community. The present President of the Taluk Board, who belongs to that community, has also built a bungalow close back to the Traveller's bungalow.

14. The present applicants for the house sites are of the same community, as the Present President of the Taluk Board. who takes an active interest to bring the scheme to a success ~~for~~ benefit of his kith and kin. If any lay out of any scheme is necessary, for housing this community, your petitioner begs to submit that it is but proper that the extension should be made to the east of traveller's bungalow, so that the hostel and the residents of the people of the community may be contiguously on one side and present a homogeneous whole.

15. Your petitionerfurther submits that if house sites are required, for few other people who have applied, there are still a number of sites available, to the west of Peace Park, originally intended as house sites as early as 1893-94.

16. Your petitioner has only a very small house inside the town in a congested area and wanted to have a decent bungalow

built on his lands for himself. As stated already he intends opening a weaving Industrial Institute in a portion thereof under his personal supervision. Now your petitioner has almost completed the necessary building for the institute and it requires only fitting up of looms and other materials to begin work. He is going to construct a bungalow for which materials had already been collected. Your petitioner has a large family consisting of his two sons and a daughter his two brothers and there sons and daughters and grand-children. He has to provide proper dwelling house for them.

17. The proposed acqusition is only intended for granting house sites for building purposes for private persons who are already owners of houses elsewhere. Your petitioner is not going to keep the land under cultivation but only converting the same into a decent bungalow for his own living and his large faminly and opening an institution for the benefit of the poor weaver labourers. The site in question is bounded on two sides by two roads and on the third side by a water canal. It is also at the entrance to the Peace Road from Sathegal Road . It is a nice piece of ground on which a decent bungalow if erected will be ornamental also. If on the other hand, this land were to be parcelled out into small house sites abutting on the Peace Road it will only lead to congestion here also, just in front of Peace Park and it is highly desireable in the interests of public health well being of Park and its utility to the townsmen that very few houses should be allowed to be built in its near vicinity. Therefore, if this scheme is not allowed and your petitioner and his neighbouring land owners are allowed to have their own bungalows under strict sanitary conditions it will be a great acqusition to the health of the locality and the town. Moreover there is a water channel to the south and west of your petitioner's land. The channel supplies water to two tanks inside the town which are the chief sources of drinking water-

65

water supply. If houses are allowed to be built near the channel, the bunds of the channel, will become necessarily contaminated and it will be a source of danger to the town itself. Thus the object of keeping a well maintained Park for the town will be lost by allowing a number of small houses to spring up in the locality.

18. Your petitioner begs to submit that your petitioner should not be deprived of his ordinary rights of decent living and free air for the sake of Town Extension.

19. Your petitioner understands and believes it to be true that the sanitary authorities have condemned this place on sanitary conditions also. In order to make it healthy and suitable for living, your petitioner has to spend a large amount of money for raising the level of the ground and submits that he should not be deprived of the fruits of his labour and expense.

3-AUG 1923

20. Your petitioner humbly submits that it may be within the rights of a local body to acquire lands for public purposes but it should not be used in such a way as to deprive the legitimate rights of private persons especially in this case the purpose and utility for which the sites purchased is the same.

21. Your petitioner further submits that your petitioner having completed a portion of his building namely industrial institute he should not be asked to leave the building so that it may be demolished and handed over to private persons for house sites.

22

22. More over, even if the acqusition is necessary in this locality your petitioner's ~~neighbour Venkatekrishna Chetty~~ land forming by itself also, has put in an application on these and other various grounds that the proposed extension should not be taken up.

a piece of land by itself bound by channel in the west and roads on two sides, may be left as it is and he may be allowed to complete his buildings. It will not interefere in any way with the lay out.

23. Your petitioner understands and believes it to be true, that your petitioner's neighbour Venkatakrishna Chetty also, has put in an application, on these and various grounds that the proposed extension shoul' not be taken up. Your petitioner unierstands also that he also intends having decent bungalows on his site. If your petitioner and his neighbours are allowed to have their own bungalows as already submitted above, it will rather safeguard the health of the town than spoil it.

24. Your petitioner understands that the District Collector has forwarded the objections filed by Venkatakrishna Chetty above mentioned tothe Local Government for consideration.

25. Your petitioner begs to submit that ~~xhaxxixxxixxxxxx~~ when the District Collector visited Kollegal during his official tour in February last, your petitioner showed him the locality and explained to him in person everything. Your petitioner was asked to put his objections in writing and present it to him. He did so but he was not favoured any reply. Thereafter when he saw the publication of the scheme in April last in the local District Gazette, your petitioner presented his objections tothe Taluk Board. He is afraid that the same has not been taken into consideration by the Taluk Board. Thereon your petitioner submitted his objections to the District Collector on 3-7-23. The District Collector has not passed any orders. The District Collector has how-ever pleased to remark that he has forwarded the application ~~afxxxnkxxxkxxx~~ submitted by Venkatakrishna Chetty to the Local Government for necessary orders.

26. Though the District Collector has authority to set aside the resolutions of the Taluk Board under the Local Board

Boards Act ~~xxx~~ he has not done so. So the petitioner has to come before the Local Government for the re-consideration of the scheme.

27. The scheme proposed is purported to be under the Town Planning Act I920. Your petitioner understands and believes it to be true that the Act has not been extended by any notification tothe Kollegal Town and therefore submits that the proposed scheme and the acquisition is ultra vires.

28. Even if the Local Government comes to the conclusion that his defect could be rectified, your petitioner submits that under sec. I5 of the Town planning Act the Local Government can consider and revoke the scheme entirely or partly. Whether the scehme is one under the Local Boards Act or the Town Pl nning Acts the Local Government can interefere in the matter and render justice.

29. For the several reasons stated in the foregoing paragraphs, your petitioner submits that the scheme should be revoked entirely as it is intended only to deprive your petitioner of his lands for the benefit of certain interested persons.

30. Your petitioner therefore prays that the Government will be highly pleased torevoke the said Town Planning Scheme in its entirety or in any case exclude the l nds belonging to your petitioner fromthe said scheme and thus render justice.

For which act of kindness your petitioner and his dependents will ever pray.

The Petitioner begs toremain,

Respected sir,

Your most obedient servant,

Kollegal.

I2-7-2.

V. Rajagopal Aiyangar

68

Kolloga Town Planning Scheme.

I inspected the site of the proposed extension on the 15th instant.

The area is one that will develop naturally and is, I think, the best area available for house sites as the town has already extended on three sides of it. It is now under wet cultivation but the levels are favourable for drainage as there is a fall of some feet from South to North and the land on the North side is at a still lower level.

2. I have agreed on a plan for the development of the area with the President of the Taluk Board and have requested him to revise his estimate of cost and send it in to me with the particulars required under section 13 of the Act. The scheme provides about 100 house sites and is estimated to cost about Rs.11,500, about Rs.6,500 of which is for acquisition and the remainder for construction works. Unless this estimate is largely exceeded there is no question of the sales not covering the cost of of the plots not being taken up rapidly as the President, Taluk Board, says that he is pestered with applicants some of whom have deposited money with him.

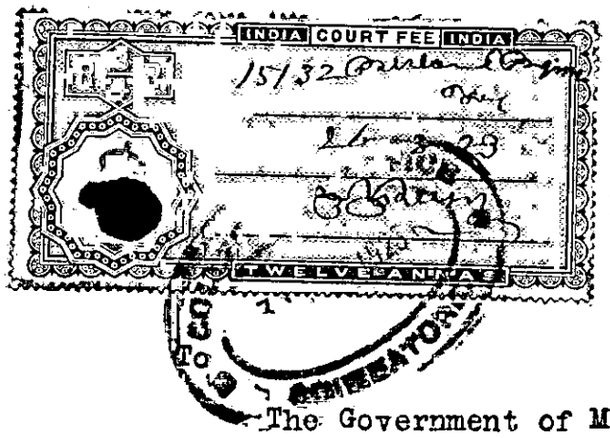
3. I considered the question of developing the area under the Town Planning Act 1x and financing by means of betterment tax but have come to the conclusion that there would be no risk in developing by acquisition and resale but that on the other hand financing by betterment would be somewhat doubtful. The land is in the hands of a few owners who will not suffer hardship through the land being acquired as they are well-to-do people and have other properties. It is also very desirable that some of the plots should be reserved and sold at fixed prices to applicants or the poorer classes who would be unable to pay

for themselves privately or co-ppte in action with the richer persons or land speculators. I am in favour therefore of acquisition and that proceedings should be started as soon as possible as the applicants for plots are very pressing. There is no question of a grant in connection with the scheme but the President, Salak Board, might have to raise a loan for a short period to be repaid from the sale proceeds.

4. The President, Salak Board, states that no lands in the vicinity are subject to ground rent but that if a ground rent is levied this should be at Rs.25/- an acre. This would produce about Rs.200/- per annum.

5. The President, Salak Board, will I hope send up the plan with the information required under section 13 of the Act within a week but as the scheme would have to go before his Board and then be published for 60 days before it could be put up to Government for sanction, he strongly deprecated acquisition proceedings being delayed until after sanction of the scheme. As I am agreed on the desirability of acquisition and as the scheme does not involve a grant and is likely to finance itself without difficulty, I share his opinion that it would be well to start proceedings at the earliest possible moment but I presume this cannot be done under the Town Planning Act until the scheme is sanctioned.

---




70

Kollegal, (Coimbatore District),
19th M a r c h 1923.

The Government of Madras,
(Local & Municipal Department),
M a d r a s.

Through

The Board of Revenue,
M a d r a s.

Through

The Collector of Coimbatore,
Coimbatore.

Respected Sir,

The humble petition of Arakotaram Vencatakrishna Chettiar of Kollegal respectfully showeth as follows:--

1. Your Honour's petitioner owns a piece of wet land measuring about 6 acres in the village of Kollegal north of the Kollegal Peace ~~Tank~~ park.

2. Your petitioner is a big family man and, with a view to construct a decent bungalow for himself and some outhouses surrounding it for the use of poor weavers etc. there, he is preparing himself for the construction of the same.

3. Your petitioner further begs to state that the Taluk Board, Kollegal, has sent proposals to acquire some sites north of the Peace ~~Tank~~ park including his field for house building purposes.

4. These proposals for acquisition were originally started,

started about the year 1919 when your petitioner represented the undesirability of acquiring these sites to your honour's predecessors and thereupon the proceedings were dropped.

5. Again in 1921 a notification was published in the Gazette about the acquisition of these sites. Thereupon some objection petitions being received by the then Collector Mr. Ewans further proceedings were stopped. Seeing their failure in their attempts and anticipating want of support in the Taluk Board, the Taluk Board opened a Sub Committee of their own men and passed some resolution and published it in the District Gazette calling applications for house sites. It is a well known fact that the majority of the members in the Board are men of the same caste as the President.

6. Again your petitioner requested the Taluk Board that his wet lands to the extent of 6 acres may not be acquired as he intends to construct model cottages for the poor especially for weavers and also a bungalow for himself thereon.

7. The Taluk Board resolved to acquire the site in question and issued orders to the effect that the sites will be granted to the owners if they apply and that if the applicants agree to alienate the lands for a nominal compensation they will be exempted from depositing any earnest money for the sites (enclosed herewith).

8. The Taluk Board thereupon asked your petitioner to inform the Board of his willingness to the compensation and in obedience to it your petitioner represented

his

72

his unwillingness for the same. Thereafter no further action was taken till now.

9. Your petitioner again comes to understand that fresh proposals are again submitted for acquiring my site and other sites adjacent to it.

10. In this connection your petitioner begs to submit that the sites now proposed to be acquired for dwelling purposes are not at all necessary if a careful consideration is kindly taken of the following facts.

10 (a). The aim of the proposal to acquire sites is to - remove congestion in the town, but according to the Peace Park Town planning scheme (copy enclosed) and as per notification of the Kollegal Taluk Board published as supplement to the Coimbatore - District Gazette dated 1st September 1921, no such attempt is made to relieve congestion, but on the other hand, deposits of money have been received mostly from rich and influential people of Mudigundam, Maduvanahalli and Palayam who are not likely to come and settle permanently at Kollegal. It is therefore apparent that the scheme instead of removing congestion is planned more or less to oblige a few influential and rich persons.

(c) To the east of the bungalow of the present President, Taluk Board there are about 20 acres of dry lands in a higher level that could be had for a comparatively cheaper price and would be more useful for house building purposes and for sinking wells on those sites.

(d) To the east of the Taluk Office compound and the Police lines there is a similar extent of dry lands that could be had for a lower price.

(e) To the west of the Peace ~~Tank~~ park some sites acquired 30 years ago remain still vacant. Only a few houses have been built. There are still sites available for building houses in that block. The owners of these sites had to give up possession

possession to the Taluk Board as they did not build houses within the time allowed. These sites are still under the control of the Taluk Board.

(f) To the south of the town some 90 acres of dry land were acquired some 10 years ago in a fairly healthy locality. Not a single site has been assigned to any one up to this time for house building purposes.

(g) Out of these 90 acres acquired long ago about 5 and odd acres of dry lands worth about Rs.2000 have been given to Mr. A.B.Cheena Veera Chettiar, present Vice President, Taluk Board in exchange for 18 cents of land given by him for Peace Park. That means these 18 cents have fetched him (the Vice President) Rs.2000/- on account of the very nominal value levied.

(h) If such a rate per cent had to be given for owners of the wet fields similarly situated now proposed to be acquired a very large sum of money may be necessary which means a great hardship and burden to the Taluk Board which has been already working under a great disadvantage as known to your honour and that too with so much inconvenience and trouble to the owners of the land. On the other hand the Taluk Board has valued my wet field of 6 acres at Rs.5/- or so per cent while the same Board has valued 18 cents of land which belonged to the present Vice President quite adjacent to your petitioners wet field atRs.110/- per cent. It will be thus

seen

seen how unfairly the Taluk Board has estimated my wet field.

11. While so much extent of land already acquired and so much of dry land in a higher level at a cheaper rate is available for acquisition it is not known what pecuniary benefits the Taluk Board has in acquiring these wet fields at a comparatively higher rate except the fact that the acquisition now under contemplation is intended more or less for a few influential and rich persons who are in very intimate terms with the Taluk Board Members, the majority of the members being men of the same caste as the President and there being not even a single elected or nominated one of the Vysia community to which your honour's humble petitioner belongs and who therefore want to bring about proposals of these kinds to promote their own ends and selfish motives without the welfare of the Board before them in these present days of retrenchment scheme adopted by all heads of department .

12. Your petitioner begs to submit that in the sites already acquired where there are 90 acres some public - offices such as Union Office and the Taluk Board Office may be located and people may be encouraged to build houses without enforcing very hard conditions in the matter of constructing houses within a limited time etc.

13. Further the majority of the so-called applicants for house sites who are said to have deposited earnest monies may be given sites in the above mentioned locality. Proposals for fresh sites will be indispensible only if all the sites already acquired have been assigned to the people and exhausted and not at the present stage when so many sites already acquired are more than enough for the real demands if any.

14. Leaving all these available sites to the south of the town and west of the Peace Park already acquired and those available for acquisition to the east of the Travellors' bungalow of the Taluk office compound and the Police lines out of consideration, it is most humbly submitted for your honour's very kind and careful consideration that the Board has once for all voluntarily resolved to acquire these wet fields at such enormous rates only to provide house sites to some influential and rich persons to the prejudice of the owners who are sincerely making preparations to build houses for their own use.

15. Further it is most humbly submitted that the policy on which house sites are given to the people is not that the sites should be given only in the particular place where the applicants want even if the so-called applicants had requested the Board to acquire these sites. Such being the case it is not known why the Taluk Board should take so much trouble and interest in this affair by forming a Sub Committee among themselves and getting the resolution published in the District Gazette and invite applicants from the people-a step quite unprecedented and far from being necessary in the face of the facts above represented.

16. In spite of the facts above mentioned if the Board wants to acquire these wet lands and grant them to the people, your petitioner is at a loss to know why the same concession should not be shown to the petitioner and owners of the fields (who are bona fide constructing houses and have built houses themselves and who are making bona fide preparations to construct houses on the sites for their own use) and exclude their lands from the acquisition list, and render justice.

(i)

(i) Further a kind and careful consideration will, it is respectfully submitted, prove that the notification published for the acquisition and the conditions attached therefor are so framed as to be within the easy reach of only rich and influential men for whom the petitioner has been contending so long it has been devised, and not within the reach of really poor men(copy enclosed

(ii) If so ordered the petitioner is ever willing to appear in person and to explain his case in minuter details to convince of the truth of his arguments.

Under these circumstances your humble petitioner most respectfully requests your honour may be pleased to bestow special attention to these facts and exclude his site from the acquisition list, for which act of kindness and justice your humble petitioner will feel highly grateful and ever pray for your honour's long life and prosperity

I beg to remain,
Respected Sir,
Your most obedient servant,

By his Agt Raj.

26-3-23.
Kollegal

Note
Copies have also been submitted direct to the Board of Revenue and to the Government.

77

To

The Government of Madras,

(Local & Municipal Govt.),

M a d r a s.,

Thro'

The Board of Revenue,

M a d r a s.

Thro'

The Collector of Coimbatore,

Coimbatore.

P E T I T I O N.

PROCEEDINGS OF THE KOLLEGAL TALUK BOARD DATED 28-9-1921.

---

Read:- Petition from C.V.Rajagopala Ayyangar dated 6-9-1921 requesting that his wet lands 1.78 acres in extent proposed to be acquired for town extension in the North Eastern side of the Town, may not be ~~xxx~~ acquired, as he intends to construct a bungalow and an Industrial School.

2. Also petition dated 24-9-1921 from Arakotaram Venkata-krishna Chetty requesting that his wet lands 6 acres in extent for the acquisition of which notification has been issued for the deposit of money by the intending purchasers may not be acquired as he instends to construct bungalows and houses for his own use on the site.

---

Taluk Board Resolution No.157 of 28-9-21

---

The Board resolves to effect the acquisition of the lands, but the sites will be granted to the owners themselves, if they apply for the same. If the applicants agree to alienate the lands for a nominal compensation, they will be exempted from depositing any earnest money for the sites they apply for. The sites as per lay out plan will be granted to them on the same conditions as to others.

Sd. A. Devaji Rao,

President.

/True extract/

R.O.C.No.200/K.T.B.of 1920 dated 14-10-1921.

Communicated to the parties concerned for information.

Kollegal Taluk Board's office
dated 14th October 1921.

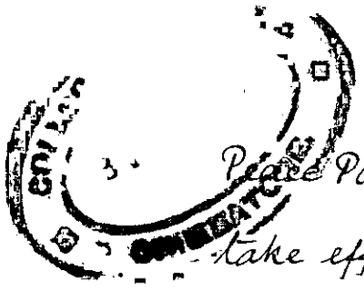
Sd. G. P. Mallappa
14-10-21
for President.

To

A. Venkatakrishna Chetty, Kollegal.

(True Copy)

# The Peace Park Town Planning Scheme, Kollegal.



1. This Scheme may be cited as "The Peace Park Town planning Scheme Kollegal." and shall take effect from the date on which it is approved by Government.

2. In this scheme, unless there is anything Rep in the subject or context.

(1) 'Act' means: The Madras Town Planning act 1921.

(2) 'Area' means: The area to which the Scheme applies.

(3) 'President' means: The President of the Kollegal Taluq Board.

(4) 'Board' means The Taluk Board Kollegal.

(5) 'Purchaser' means a person to whom a building site included in the area with their extent are shown in the Schedule II the total area is 10.50 acres

(6) Out of the area 1.63 acres shall be reserved for Roads and lanes.

(7) As the Board propose to acquire all the lands including in the Scheme no redistribution of boundaries or reconstitution of plots is involved.

The cost of the Scheme is estimated to be Rs 12365 for particulars below:—.

| Debits | | | Credits | |
|---|---|---|---|---|
| 1 Acquisition of lands 10.50 acres at Rs 500/. | Rs 5250 | | (1) By Sale of Plots at an average price of 6 pies per sq/ft subject to ground rent | Rs 12365/ |
| 2 Compensation | | 1250 | | |
| 3 Improvements:— | | | | |
| (a) Roads | Rs 750 | | | |
| (b) culverts | 3210 | | | |
| (c) Earthwork | 490 | | | |
| (d) Lighting 20 lamps at Rs 20 | 400 | | | |

| | | |
|---|---|---|
| (e) Demarcation Stones | 80 | |
| (4) Cost of preparing Scheme and contingencies | 4930<br>935 | |
| Total debits | 12365 | Total credits 12365 |

(9) The following new roads shall be constructed by the Board of the purposes of this Scheme and ~~&~~ aligned as shown in map No. I (See Schedule I)

(10) The Board may plant such trees on the new roads and provide and construct such approaches embankments, culverts, bridges, watermains, drains, lamp-posts, and other works or conveniences connecting with such roads or incident there to as it (the Board) may consider necessary.

(11) The building ~~shall~~ be fixed at a distance of 6 ft from the edge of the road and no building of any character other than a boundary wall shall be permitted between the building line and the edge of the road.

(12) The area has to be aquired under the provisions of the Town Planning act and the balance of the area after deducting the portions required for roads shall be divided into building Sites numbered 1 to 109 as shown in map C. and these sites shall be allotted to applicants or sold by action as the board may determines.

(13) In pursuance of the agreements to be ~~extended~~ entered into (See Schedule III) and in consideration of the amounts already paid by the purchaser and of the amount to be paid every building Site shall be perpetually based to the person to whom it is allotted or who aquires same.

14) The purchaser will be liable to pay ground rent or any other taxes. levied on such sites by government or other officers authorised on its behalf and any ground rent that may be fixed shall liable to revision every 15 years.

15). In default of payment by the purchaser of the amount for which the plot has been sold, the Board may dispose of the plot in such manner as it thinks fit and set off the loss if any against the amount already paid by the purchaser. The purchaser shall not be entitled to any increase in value realised by the Board.

16) Every purchaser shall submit his application for the construction of a building on his site with in six months of the date on which he has acquired the same.

17) The building on each site shall be completed within 12 months from the date on which the permission is granted by the President Taluk Board. Provided that the Taluk Board may extend the period on application from the purchaser if they think necessary. Even after the

18) lapse of the ~~extension of time if the purchaser fails to construct~~ the building the site may be reverted to the Taluk Board if they think fit.

(18) Not more than one building shall be constructed on a building site nor shall any of the building sites shall be subdivided.

Provided that for the purposes of this clause out-houses, Lanires and other Similar appurtenances to a dwelling house shall be deemed to be part of the main building to which they are attached.

19) - No building Site or part there of Shall be used for the erection of any factory or workshop in which it is proposed to employ Steam water mechanical or electrical power.

20) The extant occupaid by the building including Verandahs and out houses. of all descriptions. Shall not exceid 2/3 of the total extant of the building Site.

21) The building shall conform to the building ~~lines~~ fixed in clause 12 of the Scheme. and in addition these shall be minimum. Space of 3 ft all round the main building

22) No thatched shed of any desreption shall be constructed on the Site.

23) Except to the extant neeessary for the exeavation of foundations or wells or the ~~to~~ levelling of Sloping of the ground the perchaser Shall not ramove any earth from the building Site for building any other purpose, So as to create hollows and borrow pits therein.

24) No compound wall Shall abuts on Road, be of greater height than five feet from the crown of the Road; Where such wall is between two buildeings Sites no portion there of which is between the Street alignment and

the building line shall be of a height greater than 6 feet from the crown of the road.

25) The purchaser shall within such time as the President may fix in a notice duly served on him execute a sale deed in the form given in Schedule II

26) If the purchaser commits a breach of or fails to conform to any of the Covenants Specified in the Sale deed his like to the building Site shall cease and determine and the Site shall revest in the Board; and the purchaser shall be entitled only to such amount as is realised, by the Board by the disposal of the Site otherwise, provided that in any case, the purchaser shall not be entitled to more than 90 per cent of the original price paid by him.

27) The roads described in Schedule I and all works connected therewith shall be commenced and completed in such order and at such times as the Board may fix.

28) Claims for compensation under Section 20 of the act shall be made within two from months of the date on which the Scheme takes effect.

29) Claims for betterment Contribution under Section 23 of the the Act shall be made with in 6 months of the date on which the Scheme takes effect. The contribution shall be payable for a term of ten years and shall be levied at 10 percent of the increase in value calculated in accordance with the provisions of the Act. Provided that at no period shall the aggregate amount of the contributions so levied on any properly exceed 50 of the maximum increase in value up to that time.

D2

To

The Secretary to
Govt
Local Self Govt
Dept
Madras

Enclosure to
Roc 2257 DB of 23
Dated 15-11-23

From the President
District Board
Cuddapah

17/11

65

LSG.(OH)

Petition against acquisition of certain land in Kollegal — Race Course Town-Planning Scheme, Kollegal.

---

W.P. No. 8441, Smt. A. Venkatakrishna Chettiyar of Kollegal, : Dated 19.3.23

Seen

The petition is addressed to the Govt. through the Board of Revenue & the Collr. of Coimbatore. The receipt of the copy sent through these authorities may be awaited.

2. In the meantime the current may perhaps be referred also to the Director of Town-Planning for remarks. The proposed acquisition is apparently in connection with a Town-Planning scheme.

CW 1423 D.T.P.

P.4/23

W.P. No. 8441-1/1923.

Seen. The DTO's remarks are

DTP 9/4

contained in the attached note.

2. As already stated in para 1 of the note on page 1 ante, the pehkan sent through the Coll. of the Board of Rev. has to be awaited. It is submitted that the case may be examined on 1.6.23. If the pehkan be not received by that date, the Board of Rev. may be asked.

CUA
30.4.23

Yr. Pn
3.5.23.

Seen
3/5
(illegible)
5/5

Seq

The pehkan sent through the Coll. of Coimbatore. o the Board of Rev. has not been received yet.

A draft O.M. to the Board of Rev. asking whether the pehkan has been received by the Board, is submitted.

CUA
13.6.23

Yr. Pn
16.6.23.

Seen
16/6
(illegible)

[O.M. No. 8441-2 of H. 21.6.23] — p15 C.F.

C No. 15555 From the Board of Rev. (L.R.) No. C3260-23-1 / 28.6.23 — p16 C.F.

Seq

Please see the Board's reply on page 16 C.F. The Board may be asked again some time hence (say, six weeks) if no further

67

report 4 received.

E.U.P.
6.2.25

Ans
2.7.25.

# NOTES.



Side note on p 1 ante

D.T.P's office.

No 168/D.T.P.
14-4-23.

MADRAS GOVT. LOCAL SELF GOVT. DEPARTMENT ASST. SECRETARY
18 APR 1923

J.J.S.56

I examined the areas mentioned by the petitioner on my visit to Kollegal last December. I came to the conclusion that the petitioner's site together with the adjacent lands included in the Town Planning scheme, was the most suitable for a scheme for relief of congestion, as the town is gradually extending round it and it is in close proximity to the centre. Although the land is under wet cultivation, drainage is not likely to present any difficulty. The lands mentioned by him to the East of the President's and Travellers' bungalows is as suitable for building but is somewhat farther from the town and is not likely to be taken up by the classes for which the scheme is intended. The 90 (75) acres of land on the south of the town is good open dry land but is detached from the town by a channel and is not regarded favourably at present by the inhabitants presumably because of the isolation of the site and also its location with respect to the town. The 90 acres was, I believe, acquired at a fairly cheap rate and is now leased out to cultivators. It might become a valuable building site in the future, should the town prosper.

I was informed at the time of my visit that the owners of the lands proposed to be acquired were well-to-do persons with other lands, and the acquisition would not cause hardship. One of the land owners (the petitioner I presume) started building, after the notification for acquisition. As the scheme only covers 10½ (ten & half) acres or so the exclusion of the petitioner's land from the

acquisition

acquisition would affect it very materially but I would suggest that it might be possible, if the petitioner is really in earnest in his desire to build, for the Board to arrive at an agreement with him, allowing him to retain some ~~(crowded)~~ of his lands on certain conditions, to be included in the scheme, one of which would provide for the petitioner paying a pro rata contribution to cover the cost of development, or otherwise his lands should be reconstituted and he should be allowed to retain them and pay betterment contributions as provided in the scheme. This course however might lead to difficulties with regard to the carrying out of the scheme and also with other owners.

I am not in a position to comment on the petitioner's statements as to land values, and the class of persons who are registered as requiring plots or on his charges of caste prejudice and bias.

14/4/23

Cell 19/4

2nd notice on file 1-2 onto

L. S. G(I & P.H) Dept.

C No. 19446 From the Commissioner of Land Reforms C No. 3200 dt 8/5/23.

The petition of A. Venkatasubbiah Chettiyar against the acquisition of certain lands in Tholligal., submitted to the Collector, and the Commissioner of Land Reforms is on pp. 17-34 C.

2. The acquisition was notified vide Ro No. 620 P.H dated 2-5-22. The acquisition proceedings were at first deferred with reference to Memo No. 13635 A-1 P.H. d. 1-8-22; (S) p. 19 (C) both were however, proceeded with as per memo No. 2911 0-3 P.H d. 22-1-23 and has now probably been finished by this time. (C)

3. The petitioner refers to the Peace Park Town Extension scheme Tholligal. p. 21 C. The Board have in Ro No 620 P.H dated 2-5-22 (S) asked the Tholligal Taluk Board to submit a scheme under the Town Planning Act, ~~the petitioner being to extend the provisions of the Act to the areas which are acquired under the Land Acquisition Act.~~ The Taluk Board has not yet submitted the scheme to the Govt. The petition may be referred to the Taluk Board with reference to section 14(1) of the Town Planning Act. A draft memo is submitted - Cf memo 16955-1 PH dated 30th July 1923 for a precedent. (C)

Form
21.8.23

Memo prepared 23/8/23

Memo issued 22.8.23

H12

91

Memo No. 19246-1 P.N. dated 23-8-1923

p. 31 cy. CN. 26407 Lr. from the P.T.B Kollegal
No. 206 K.T.B of 23
31-10-23

The reply reported to have been submitted through the P.D.B has not been received. A draft memo to the P.D.B to submitted.

5/11/23. MR
6.11.23

WR 8/11

---

Memo No. 19246-2 P.N. dated 9-11-23.

p. 35 cy. CN. 27609 Lr. from the P.T.B Kollegal
No. 206 K.T.B. of 23
6-9-23.

p. 51 cy. " " " P.D.B Coimbatore
No. 225/1589/23
14-11-23

p. 52 cy. " 27960 " " Collector of Coimbatore
No. C 5855/23
19-11-23.

... Board's Revenue Endt No C 5855/23 C.y. 6.11.23

The file relates to the petitions of A. Venkatakrishna Chettyar and Rajagopala Ayyangar for the exclusion of their lands from the land acquisition proceedings sanctioned in memo No. 29110-1 P.N. dated 22-1-1923. The lands referred to above are included in the area (12.6932 acres) in respect of which a town planning scheme has been called for under section 12 of the Town Planning Act (vide memo No. 620 P.N. dated 2-5-1923)

(p.7 of CF. in linked file)

(E.)

The area originally ordered to be acquired was 12.6932 acres but the Collector now reports

that some of the lands were now reported to have been acquired by the taluk Bd by private negotiations and that the land that has now to be acquired is only 10 acres 50 cents. The lands which the petitioners want to be excluded from acquisition comprise 7.33 acres para 2 on p. 3 ante para 1 on p. 35 cg.

2. Attention is invited to

(i) the letter of the P.T.B Kollegal p. 35 cg.

(ii) remarks of the P.D.B coimbatore p. 51 cg.

(iii) report of the divisional officer Kollegal p 55 cg.

(iv) report of the Collector of Coimbatore p 52 cg.

and (v) The remarks of the Bd of Revenue p. 53 cg.

The P.T.B and the divisional officer have answered the various objections raised by the petitioners. The P.T.B and the P.D.B recommend the rejection of petitions. The divisional officer reports that the only concession that can be shown is that after the ~~lands~~ plots are laid out in pursuance of the scheme the petitioners may be allowed to take sites at the usual cost without resort to auction. The collector agrees with this view and is proceeding with the land acquisition. The Bd of Revenue sees no objection to the proposed acquisition. para 8 on p 58 ante M p 53 cg.

3 The D.F.O who has inspected the areas in connection with the petition of V. Venkata Krishna Chettyar is also against the exclusion of the lands from the acquisition pp 4 & 5 ante

proceedings and suggests that the petitioners may be allowed to retain some of the lands subject to the conditions that he pays a pro rata contribution to cover the cost of development or pays betterment contribution as may be provided for in the scheme. The D.T.P, however, points out that this course might create difficulties with regards to the carrying out of the scheme and with other owners.

4 It is not clear why some of the sites may not be allowed to be retained by the petitioners subject to the payment of the such cost and such conditions as regards betterment contribution etc as may be prescribed in the scheme. The scheme has not yet been submitted to the Govt. The Local Bd may be asked to reserve some of the sites for the use of the petitioners. Before doing so the D.T.P may be consulted in the matter.

Soon 4 In view of the opinions of the 4/12/23 local officers and the Board of Rev., the two objection petitions may be dismissed. The Local Bd may however be asked whether they desire to consider the suggestion of the Rev-Divl. officer referred to at '4' on p 8 ante

27/12/23

5 As some of the lands have already been purchased by the Municipal Corporation, the Collr's proposal formally to withdraw from the acquisition of these lands may be approved and the notn on p. 54 CF may be published in the Fort St George Gazette.

6 A draft order embodying the suggestions in paras 4 & 5 above is submitted for approval.

NR
25-12-23

O.N.
The P.T.Os. should now be reminded and asked to report the present state

31.1.24.

NOted
3/1/24

3/1/24

95

L.S.G (PH) Dept

CNo 27609 from the Dist Sh Bd. Kollegal
R.O.C No 206. dt 6th Sept 1923
Encl to the ADB. Circulate R.O.C. 225
dt 14th Nov. 1923.
CNo 27960 from the Board of Revenue
No C 5855 dt. 19th Nov. 1923

G.O No 19 P.H dt 6-1-24

The petitioners are informed that the Govt are not prepared to comply with their request that their lands may not be acquired "in connection with" the ~~Cauvery~~ Reach park town planning scheme, Kollegal.

2. The suggestion of the Revenue Divl Officer, Kollegal in para 8 of his letter ~~to the Collector~~ R.O.C No 285 Supply dt 16th Oct 1923 in regard to the concession to be shown to the petitioners is commended to the Kollegal Municipality for ~~such action as it may deem fit~~. Consideration

3. ~~The Collector's proposal~~ The notification submitted by the Collector for the withdrawal

~~for the acquisition~~ of the land measuring 2.193 acres and ~~which land~~ already ~~was~~ purchased by the St Bd by private negotiation will be published in ~~The~~ Port St George Gazette.

MR
25.12.23

28/12/23

Pur
3.1.24.

To

The P. J. B. Kellegat
Actg. Dy. Commr. Coimbatore

Collr. of Coimbatore

Director of Town Planning

Board of Revenue (Land Revenue Sett.)

Supdt. of Govt. Presses (para 3 of order with copy of note on p. 54 CF)

Petitioners (para 1 only)

Despd. 4/1